

Industrial

UNIT F7 | GREENWOOD COURT INDUSTRIAL ESTATE

Cartmel Drive, Harlescott, Shrewsbury, SY1 3TB

UNIT F7 | 2,027 SQ FT

Industrial Unit coming soon

Unit F7 at Greenwood Court Industrial Estate is ideal for SMEs of all sizes, from start-ups to established businesses. Suitable for trade counter, light industrial, or warehouse/storage use, the unit offers loading bays, electric roller shutter doors, 3-phase power, LED lighting, WC facilities, and dedicated parking. Located in Shrewsbury's primary industrial hub, the estate is surrounded by a mix of warehouse, retail, trade, and industrial businesses, ensuring excellent commercial opportunities.

Lease Type

New



✔ Unit Summary

- 24 Hour Access
- 3 Phase Power
- Secure Estate
- Roof Lights
- Car Parking
- WC facilities

View Floor Plans

View Virtual Tour

£ Occupational Costs

	Per Annum	Per Sq Ft
Rent	£17,700.00	£8.73
Rates	£5,418.00	£2.67
Maintenance Charge	£3,300.00	£1.63
Insurance	£405.40	£0.20
Total Cost	£26,823.40	£13.23

Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency (www.voa.gov.uk). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see <https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief> or read our rates blog.

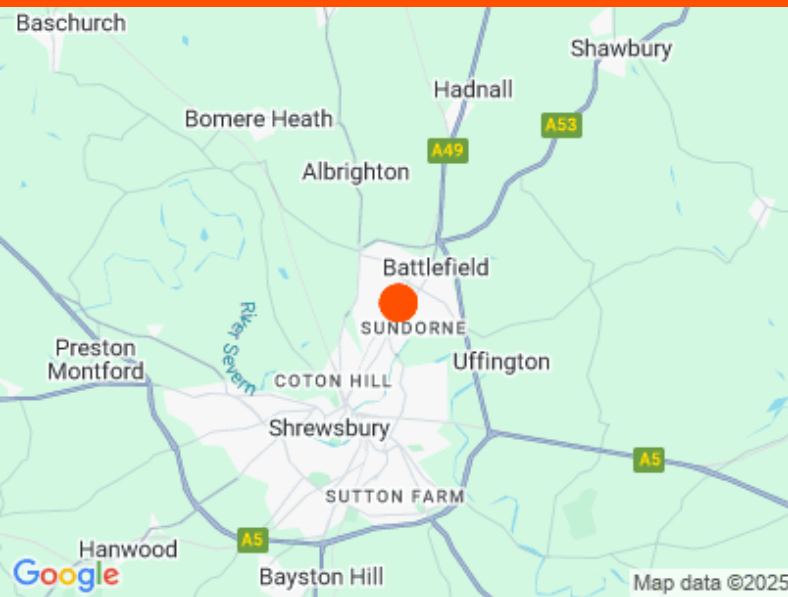
➔ For more info please visit: unit.info/UIP0100819

+44(0) 808 169 7554

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Location

Greenwood Industrial Estate is situated off Cartmel Drive, approximately 3 miles north-east of Shrewsbury town centre. Nearby occupiers include Volkswagen, Howdens and Boys and Boden.



Road
A49: 1 mile



Airport
Birmingham: 55 miles



Rail
Shrewsbury: 3 miles

Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Contact us now to arrange a viewing.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	C (72)



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Key Contact



Rebecca Beddows

Senior Customer Engagement Manager

"Rebecca joined Indurent in 2019 and is our Customer Engagement Manager for our properties in the Midlands. Please drop Rebecca a line if you would like to discuss leasing a unit or would like to find out more about becoming a customer of indurent.com"



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