

TO LET

Car Parking/Commercial/Land/0.19 acres/£4,250 per annum



Skirsgill Compound, Skirsgill Lane,

Penrith

Cumbria

Walton Goodland

agency@walgoodland.com

01228 514 199 (Carolyn Hardy dealing)



YARD/LAND ADJACENT TO M6; 1 MILE FROM A66 (EAST)

- THE SITE EXTENDS TO 0.24 ACRES .
- THE OUTSIDE STORAGE LAND IS LAID TO HARDCORE AND IS SUITABLE FOR EXTERNAL STORAGE AND/OR PARKING OF VEHICLES.
- NB: OUR CLIENT ALSO OWNS THE ADJOINING FIELD WHICH COULD BE MADE AVAILABLE SHOULD INTERESTED PARTIES REQUIRE ADDITIONAL SPACE.

DESCRIPTION

The land sits adjacent to Junction 40 of the M6, with access from Kempley Bank Roundabout via the Eamont Bridge turnoff then onto Skirsgill Lane.

The land is part fenced and laid to part hardcore and part grass.

Available from mid-December 2025.

RATEABLE VALUE

Interested parties should make their own enquiries of the Valuation Office Agency at www.voa.gov.uk.

LEASE

A new flexible lease with terms to be agreed.

Please Note: The property is available from mid-December 2025.

RENT

£4,250 per annum, exclusive of Business Rates, VAT and all other outgoings.

VAT

VAT is charged in addition to the rent.

ACCOMMODATION

The subject property comprises the following areas and dimensions: –

Former fenced compound

142 sq m (1,528 sq ft)

Grassed Area

646 sq m (6,954 sq ft)

SERVICES

Electricity is available on site.

There has previously been a water connection to the site, which can be reconnected by a new tenant.

VIEWING

Strictly by appointment only.

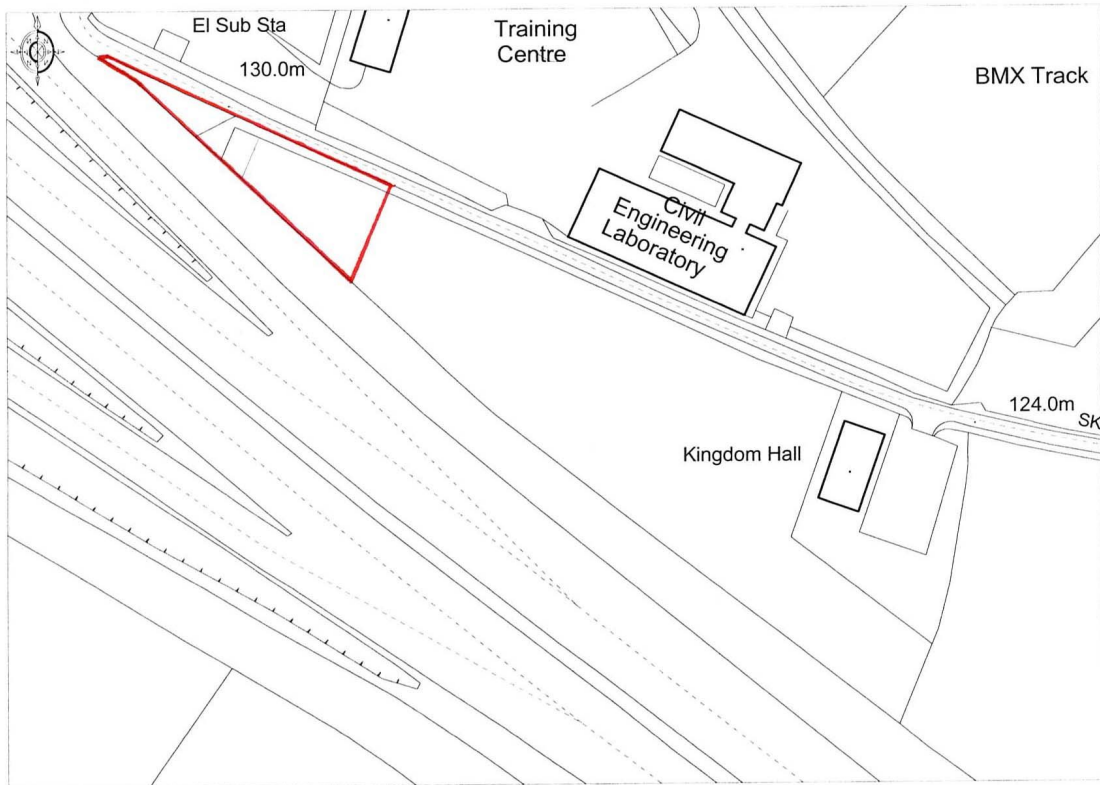
Please contact Walton Goodland.

Walton Goodland act as agents for the Vendors of this property. No person in their employment has any authority to make any representations of warranty whatsoever in relation to this property. All information and measurement in these details are given in good faith, are approximate and whilst every effort has been made to ensure accuracy this cannot be guaranteed. These details do not form part of any contract.

All rent and premiums and purchase prices quoted herein are exclusive of VAT, which may be due. All offers made to Walton Goodland are to be made on that basis and where silent offers will be deemed to be net of VAT.

Walton Goodland. 10 Lowther Street, Carlisle CA3 8DA T: 01228 514199 F: 01228 594303
agency@walgoodland.com www.walgoodland.com





Ordnance Survey

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