

# TO LET

OFFICES WITH CAR PARKING – Available separately or together



**HOLDER & CO**  
Property Consultants



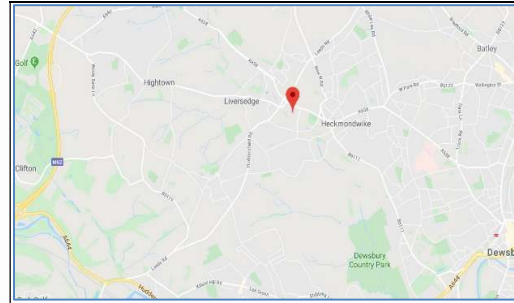
## Victoria Spring Business Park, Wormald Street, Liversedge, WF15 6RA

- Office suites of 700 sq ft to 2,038 sq ft
- Ample car parking
- Single-storey self-contained suites with own access



## LOCATION

Victoria Spring Business Park is a dedicated business park which is excellently located just off the A638 which connects Heckmondwike, Liversedge & Cleckheaton to Junction 26 of the M62 Motorway.



## DESCRIPTION

Brick built, single storey office suites having gas central heating, suspended ceilings and being fully carpeted and decorated throughout to a good standard. Ancillary kitchen and toilet facilities. Secure site with out of hours gated access.

The suites are available separately or together.

## TERMS

The suites are available by way of a new lease upon terms to be negotiated.

## QUOTING RENTALS

Suite 16b: £6,000 per annum plus VAT  
Suite 12b: £12,500 per annum plus VAT

## ACCOMMODATION

Measured in accordance with the RICS Code of Measuring Practice:

Description	Sq m	Sq ft
Suite 16b	65.04	700
Suite 12b	124.33	1,338
<b>TOTAL</b>	<b>189.37</b>	<b>2,038</b>

## LEGAL COSTS

Each party to bear their own legal costs in the transaction.

## CONTACT

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