



TO LET / FOR SALE

Greenhills Enterprise Park
Battlefield Industrial Estate
Shrewsbury
SY1 3TG

20 acres available in 1 - 10 acre plots

- Individual unit sizes from 1,500 – 4,000 sq m (16,000 – 45,000 sq ft)
 - New units for industrial or distribution use
 - Leasehold or Freehold



Location

Greenhills is a new commercial development providing bespoke buildings for both industrial and distribution purposes. Forming part of Battlefield Enterprise Park, Shrewsbury's principal industrial area on the northern side of the town, it is well placed for the A5, A49 and M54.

Description

Bespoke or standard units are offered for sale or lease between 1,000 sq m – 4,500 sq m (16,000 sq ft – 45,000 sq ft).

They will consist of portal steel frame construction with insulated low pitch roof and clad walls incorporating natural lighting panels. The eaves height will be a minimum 5.5m.

Internally the building will have provision for toilets, offices mezzanine and production and storage facilities depending on the occupier's preference.

Services

All mains services are available, subject to utility company requirements.

Tenure

The premises are available to let on a new lease for a term of years to be agreed or available on a freehold basis.

Prices

Upon application

VAT

VAT is levied on the rent and sale prices.

Services

All mains services will be connected to the premises.

Costs

Incoming tenant to contribute to landlord's legal costs.

Town Planning

We understand the premises are suitable for uses falling within Classed B1, B2 and B8 of the Town & County (Use Classes) Order 1987.

Viewing

Strictly via prior appointment with the joint letting agents:

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Subject to Contract

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