

To Let

Industrial/Logistics 8,000 - 16,000 sq ft GIA

Unit A-B, Chapel Farm Industrial Estate , Cwmcarn, Newport, Gwent, NP11 7BH



Sub-division potential

Summary

- Industrial warehouse
- Type: Industrial/Logistics
- Tenure: To Let
- Size: 8,000 - 16,000 sq ft GIA
- Rent: £2.75 per sq ft

Highlights

- Excellent communication links
- Landscaped surrounds
- Part of a wider estate

Location

Chapel Farm Industrial Estate is located in Cwmcarn within the County Borough of Caerphilly with good communication links to the Eastern Valleys and to the M4 Motorway. Newport lies approximately 8 miles to the South, via junction 28 of the M4 motorway and Cardiff is approximately 20 miles South West.

Specification

The property comprise a steel portal frame structure with minimal column intrusion supporting a twin apex roof. There is a roller shutter door servicing this unit. Externally, there is a loading area within the secure estate.

The unit benefits from all mains services and contains office space, kitchen and WC facilities.

The estate benefits from a secure, landscaped environment with night time security and having ample parking provision.

The specification includes:

- Automated roller shutter doors
- Internal eaves height of 4.00m
- Loading area / car parking
- Office and WC facilities

Accommodation

There is potential to split Unit A-B into smaller units of 8,000 sq ft.

Unit	Size	Rent per annum
Unit A-B	16,000 sq ft	£2.75 per sq ft

Terms

Flexible lease terms available.

Viewings

Strictly by appointment with the sole agents.

Energy Performance Rating

This property has been graded as 85(D).

Rent

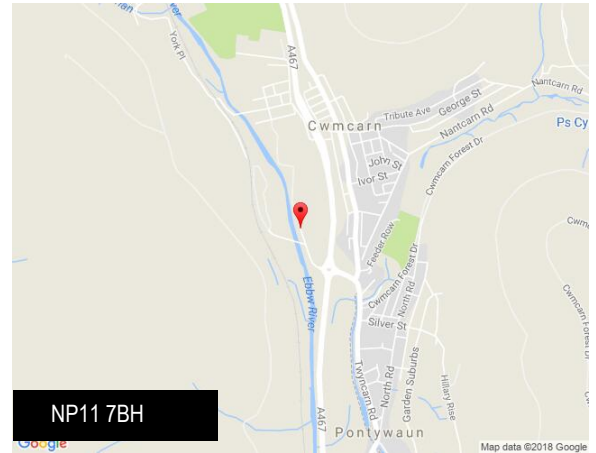
£2.75 per sq ft

Business Rates

Available on Request

Service Charge

Available on Request



Viewing & Further Information

If you are interested and would like more information please get in touch.

Contacts

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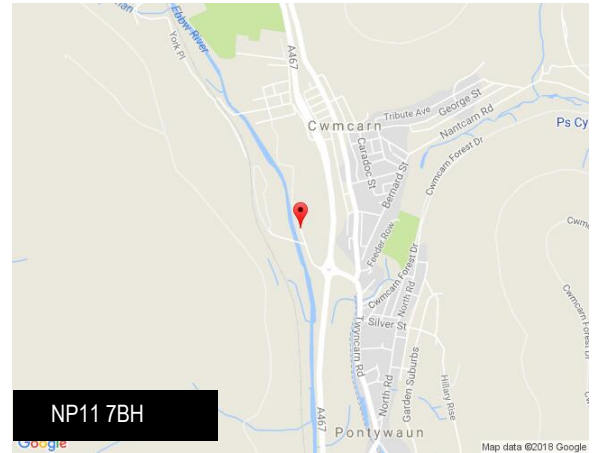
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