

AWS

CHARTERED SURVEYORS &
PROPERTY CONSULTANTS

INDUSTRIAL UNIT

TO LET

UNIT 2B

**WHITEHALL INDUSTRIAL ESTATE,
ASHFIELD WAY, LEEDS
LS12 5JB**

1,650 SQ FT (153.5 SQ M)

GET IN TOUCH

Nick Arundel

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DETAILS

LOCATION

The Whitehall Road Industrial Estate is a well established and popular location situated to the south west of Leeds with excellent access to the centre and suburbs of the City Centre as well as the motorway network and the West Yorkshire conurbation.

DESCRIPTION

The property is a modern semi-detached industrial unit of steel frame construction with brick and metal clad elevations. The property stands within a full fenced and secure yard area and benefits from: -

- 3 phase power.
- lighting.
- 5 m clear working height.
- loading door.
- pedestrian access door.
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PLANNING

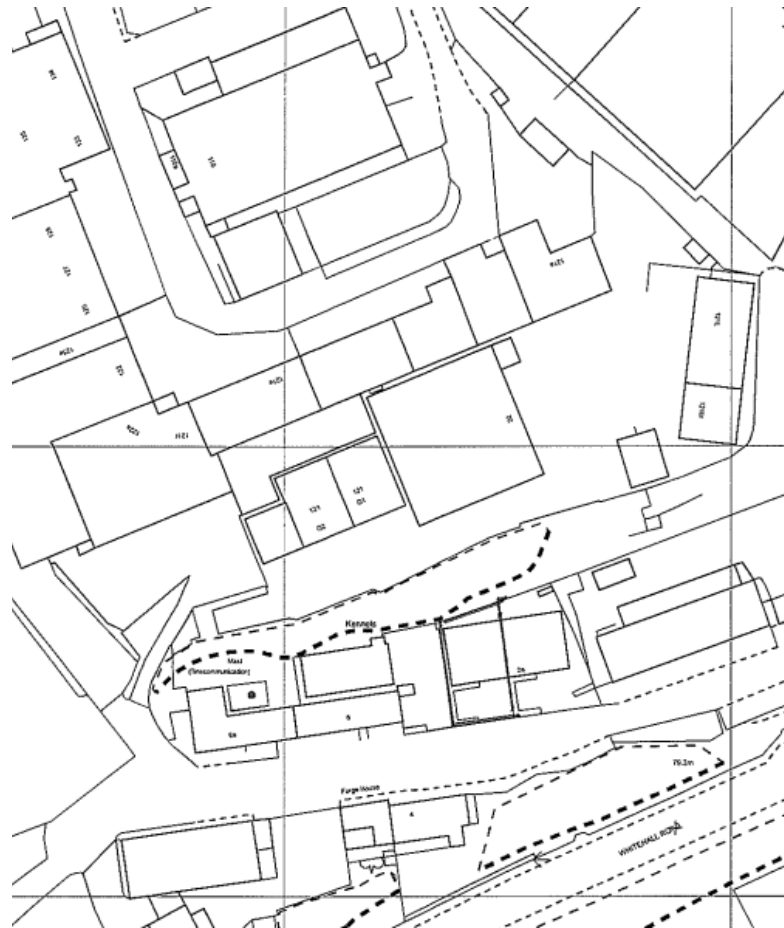
The property has planning consent for industrial use.

VIEWING

By contacting Nick Arundel, AWS Ltd, nick@awsltd.co.uk, Tel: 01132351362

ACCOMMODATION

	<u>SQ FT</u>	<u>SQ M</u>
GROUND FLOOR WORKSHOP/WAREHOUSE	1,650	153.5



ENERGY PERFORMANCE CERTIFICATE

An EPC is available upon request.

SERVICE CHARGE

A service charge is levied to cover the cost of the management and maintenance of the common areas of the estate.

RATEABLE VALUE

We understand the rateable value of the property is £11,750.

TERMS

The property is available to let for a term to be agreed

MISREPRESENTATION ACT:

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ANTI MONEY LAUNDERING REGULATIONS

In accordance with Anti-Money Laundering Regulations, two forms of identification will be required.

SUBJECT TO CONTRACT