



COMMERCIAL PROPERTY PARTNERS

To Let
Unit 9a & 9b Davy Industrial Estate, Prince Of
Wales Road
Sheffield
S9 4EX



To Let - Refurbished Industrial Unit 5,769 - 12,708 Sq Ft (535.94 - 1,180.57 Sq M)

- Recently Refurbished
- Large Power Supply
- Potential for Outside Storage/Yard

To Let - Refurbished Industrial Unit

5,769 - 12,708 Sq Ft (535.94 - 1,180.57 Sq M)

Description

Davy Markham works are situated on Prince of Wales Road approximately 3 miles east of Sheffield City Centre. Prince of Wales Road joins with the A57 which is the main arterial route linking Sheffield with Junction 33 of the M1 Motorway.

Unit 9a & 9b is available as 2 independent units that can be let individually or combined as one unit. The units are currently sub divided and ready to let. The units have undergone a significant refurbishment and can offer additional open storage/parking/yard by way of a separate discussion.

The site provides a large communal parking section and additional storage is available by way of a separate negotiation.

The premises benefit from the following:-

- Roller shutter door access
- Secure site
- On site parking
- Large Power Supply 9a - 200 kva & 9b 350 kva

Accommodation

DESCRIPTION	SQ FT	SQ M
9a	5,769	535.94
9b	6,939	644.63
TOTAL	12,708 SQ FT	1,180.57 SQ M

Terms

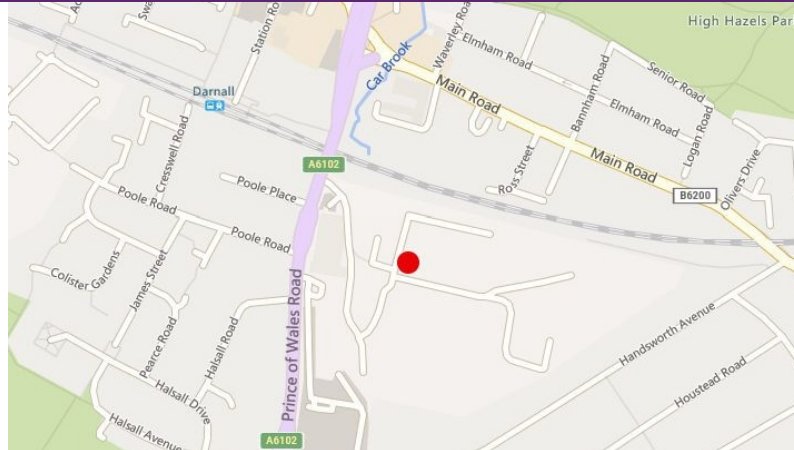
FRI Terms to be agreed.
Quoting - £6 per sq ft.

VAT

All figures are quoted exclusive of VAT at the prevailing rate.

EPC Rating

EPC Available upon request



Anti-Money Laundering (AML)

To comply with AML Regulations, identification checks and confirmation of source of funding is required from any purchaser or lessee.

Legal Costs

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

Further Information

For further information please contact the sole agents CPP

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