



Old Stone Yard, Near Bank Park

Near Bank, Shelley, Huddersfield, HD8 8LS

Land TO LET. Fully secure and surfaced site with a single-phase electrical supply.

1 Acres

(0.40 Hectares)

- 1 acre
- Hardcore surface
- Fully secured site with gated entrance

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Summary

Available Size	1 Acres
Rent	Rent on application
Business Rates	N/A
Service Charge	N/A
VAT	All prices quoted are exclusive of VAT.
Legal Fees	Each party to bear their own costs. Each party is to be responsible for their own legal costs.
EPC Rating	Upon enquiry

Description

The site comprises of a 1 acre secure plot benefitting from the following; - Secure electric gated access to business park - Second gated access into site - Full perimeter fence - Hardcore surface - Single phase electricity supply - Monitored CCTV to full site - Water supply - Semi-rural location The site has existing planning use for a Forestry / Arboricultural storage yard. Previously used as a Stone Yard and originally part of Blackburns nursery. Alternative storage and users may be permitted subject to planning, With landlords discretion.

Location

The site is located within a secure business park in a rural setting out the outskirts of the village of Shelley.

The access is off the eastern side of Near Bank which merges into Brook House Lane via a private gated entrance.

Shelley is located within the Holme Valley, approximately 6 miles south of Huddersfield and 3 miles north east of Holmfirth.

Principal transport links nearby include the A629 Penistone Road. J38 of the M1 is located approximately 5 miles east of the village.

Terms

The property is available to let of a new FRI lease on terms to be agreed.

Viewings

Via the sole agents.

Business Rates

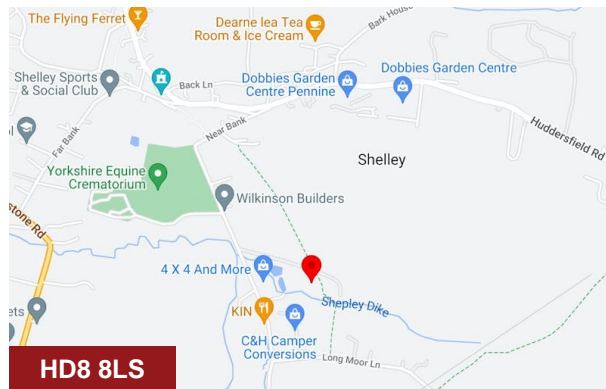
The site is subject to business rates.

EPC

N/A.

Local Authority

Kirklees



Viewing & Further Information



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