

CARDIFF'S HOME FOR  
STYLISH SALES  
& LETTINGS

JeffreyRoss

SEAWALL ROAD  
SPLOTT





# SEAWALL ROAD

SPLOTT, CF24 5TH - £1,150 PCM PCM

0 bedroom(s) 0 bathroom(s) 1037.00 sq ft

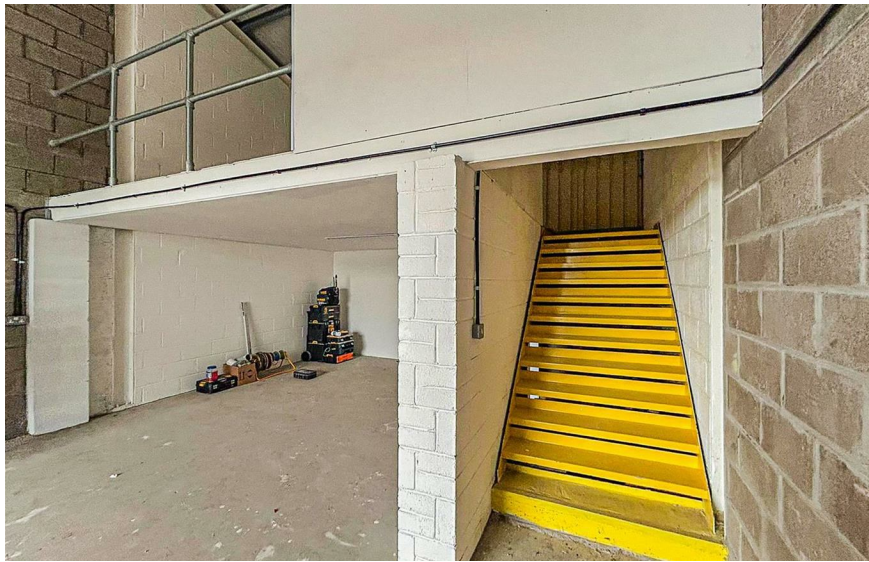
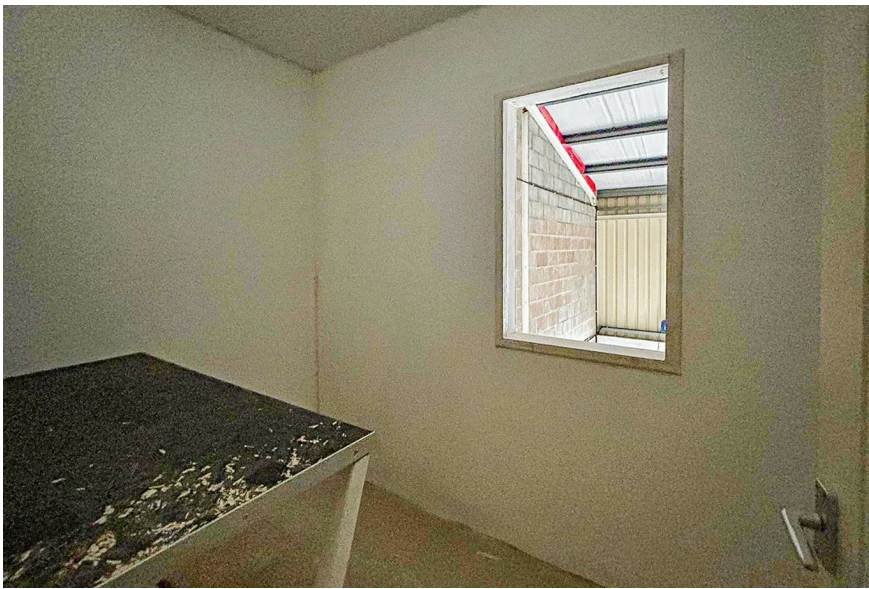
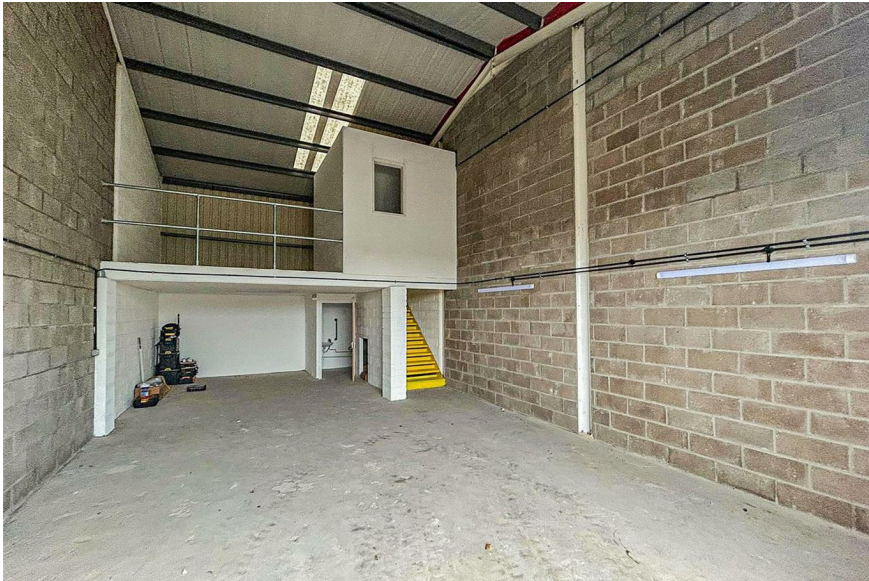
In a row of 6 units is this two-storey industrial/trade unit extending to 1037sqft approx. with yard to the front in an excellent transport location for Cardiff.

The building itself a new build unit with a mezzanine 1st floor with kitchenette and roller shutter door access to the private parking/yard and further communal access.

The building was designed with a full height warehouse space with further storage under a mezzanine office area.

The property further briefly comprises a secure side entrance door to the main body of the space and a ground floor WC.

Owner happy to consider multi-unit letting so please enquire for more information.



Energy Efficiency Rating		
	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales	EU Directive 2002/91/EC	

PROPERTY SPECIALIST

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Director



## Seawall Road, Splott



Total Area: 96.3 m<sup>2</sup> ... 1037 ft<sup>2</sup>  
All measurements are approximate and for display purposes only