

Hirwaun Industrial Estate

Hirwaun

Available to Let
Warehouse
730 sq ft (68 sq m)



4.3 m x 3.4 m eaves height



Parking



Secure gated yard



LED lighting



Easy access to Heads of the Valleys



Hirwaun Industrial Estate

Hirwaun, CF44 9UP



Description

Units 26 is an end terraced unit situated within a gated compound close to A465. The light industrial/warehouse unit benefits from a 2.4 m by 2.1 m roller shutter door and offers an eaves height of max 4.3 m x min 3.4 m. Externally, there is forecourt parking and a loading area.

Location

Hirwaun Industrial Estate is situated approximately 4 miles west of Aberdare Town Centre, 17 miles north of Swansea and 25 miles north west of Cardiff. The A470 dual carriageway gives easy access to the area from Cardiff and Junction 32 of the M4, whilst the A465(T) Heads of the Valleys Road provides easy access to other South Wales Valleys, West Wales as well as the Midlands via the M5 and A40

EPC

EPC is available upon request.

VAT

VAT will be payable where applicable.

Terms

Available on new full repairing and insuring leases.

Legal Costs

All parties will be responsible for their own legal costs incurred in the transaction.

Viewing / Further Information

Please contact:

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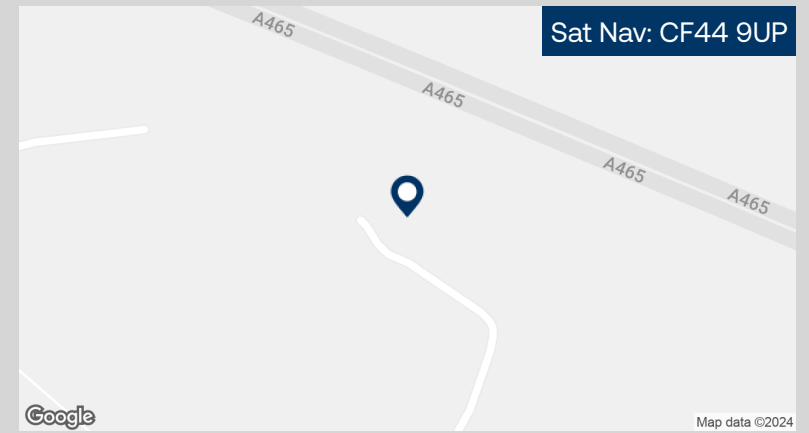
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Accommodation:

| Unit | Property Type | Size (sq ft) | Size (sq m) | Availability | Rent |
|---------|---------------|--------------|-------------|--------------|----------|
| Unit 26 | Warehouse | 730 | 68 | Immediately | £450 PCM |
| Total | | 730 | 68 | | |

Mileway