

6a Station Road

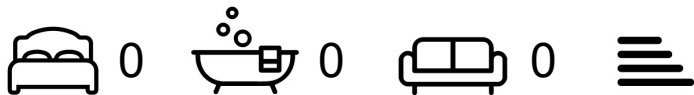
Skelmanthorpe, Huddersfield, HD8 9AU

A rare opportunity to lease this commercial unit comprising 1500 square feet of warehousing/retail and 500 square feet of first floor offices. Kitchen areas and WCs to both floors. Available with flexible lease terms and available for immediate occupation. Off road parking for two cars to the front.

£17,000 Per Annum

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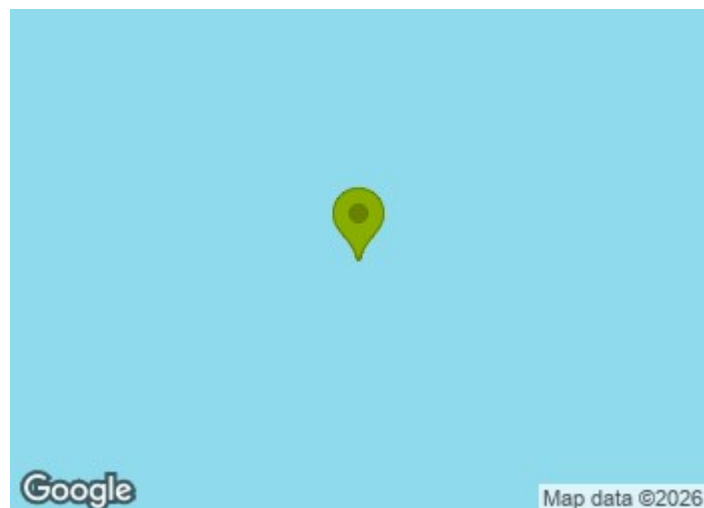


- 1500 square feet of modern concrete floored warehousing/retail
- Large roller shutter door and glazed shop front
- 500 square feet of first floor offices
- Kitchen areas and WCs
- Off road parking for two cars
- Available NOW

Entrance

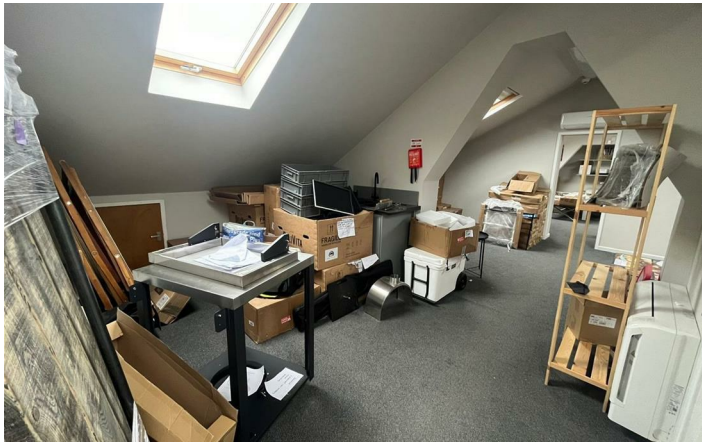
Warehouse

First Floor Offices



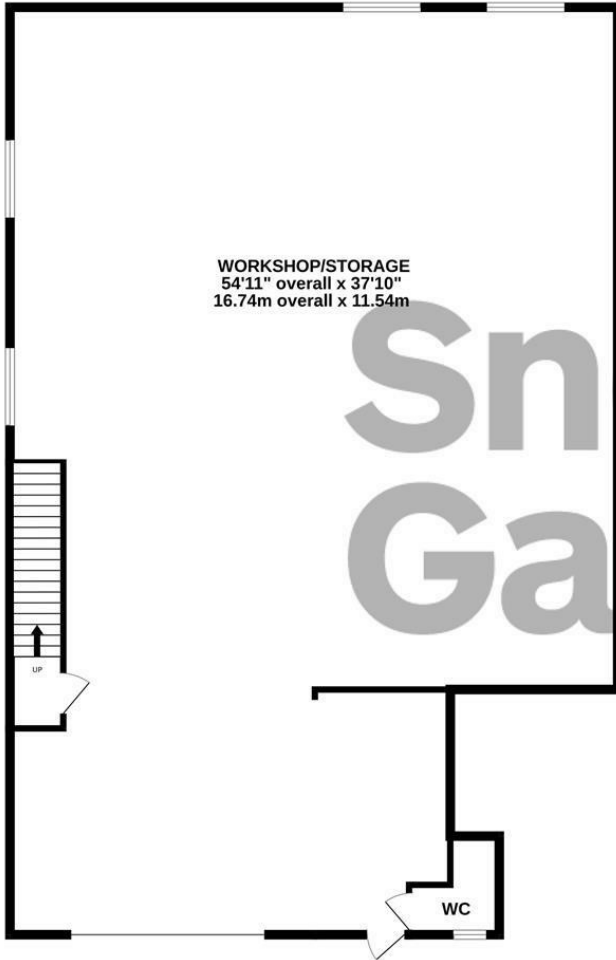
Directions



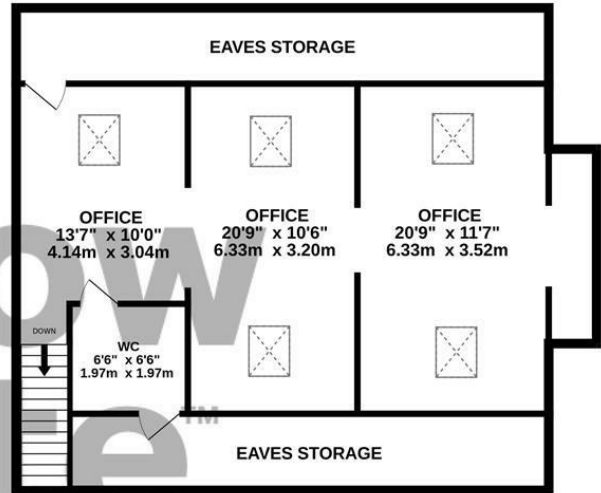


Floor Plan

GROUND FLOOR
1998 sq.ft. (185.6 sq.m.) approx.



1ST FLOOR
1009 sq.ft. (93.8 sq.m.) approx.

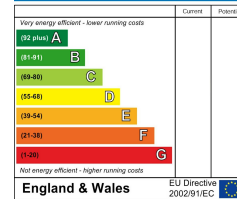


TOTAL FLOOR AREA : 3007 sq.ft. (279.4 sq.m.) approx.

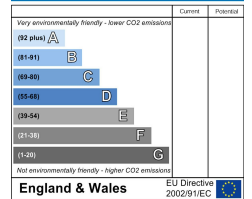
Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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Energy Efficiency Rating



Environmental Impact (CO₂) Rating



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