



null Bed Land

Unit 1 Westcombe Lane, Bideford, EX39 3JQ

Per Month

£1,750 Per

Description

A rare opportunity to rent a substantial and highly versatile industrial/workshop unit in a convenient town location on Westcombe Lane, Bideford.

Providing approximately 3,428 sq ft (318 sq m) of gross internal accommodation, the property offers an excellent combination of large open-plan workspace and separate storage areas, making it well suited to a wide variety of occupiers requiring workshop, storage, trade or general business accommodation. The rent of the unit also comes with 2 x allocated parking spaces.

The main unit is predominantly open plan and benefits from a high pitched roof with exposed timber trusses, providing a particularly useful and flexible working environment. The building has a solid concrete floor, electricity supply and large access doors, together with several separate store rooms.

The unit provides straightforward, functional commercial accommodation that could suit businesses looking for a sizeable lock-up premises close to the centre of Bideford.

Situation

The property occupies a useful position on Westcombe Lane, Bideford, within easy reach of the town centre and its wide range of amenities.

Westcombe Lane is an established mixed-use location incorporating traditional residential property alongside existing light-industrial accommodation. Commercial property on the lane is described as being within a short walk of Bideford town centre and the quayside.

Bideford is one of North Devon's principal commercial centres and provides convenient access to the A39, connecting the town with Barnstaple and the wider North Devon road network. The A39 corridor also connects with the North Devon Link Road, providing onward connections towards Junction 27 of the M5.

The combination of a town location, substantial floor area and flexible open-plan accommodation makes this an appealing option for local trades, storage operators, workshops and other businesses seeking practical premises in Bideford.



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