



01792 648809



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Ethos, Kings Road, SA1 Swansea Waterfront, Swansea, SA1 8AS



To Let
From
£6,216 p/a

Unit 1, Offices at Cambrian Complex
Ystrad Road,
Swansea West Business Park,
SA5 4HJ

- 2 suites available
- Ample on-site parking provided
- Conveniently located for J47 of the M4 motorway
- Net internal area: from 82.5m² (888ft²) to 321m² (3456ft²)



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LOCATION



RJ Chartered Surveyors for themselves and for the vendors or lessors of this property, whose agents they are, give notice that:

1. These particulars and all information, descriptions, dimensions, references to condition and necessary permissions for use and occupation referred to therein, are given in good faith without responsibility on the part of RJ Chartered Surveyors, the vendors or lessors and are intended as a general outline for the guidance of prospective purchasers or lessees and do not constitute or form part of any offer or contract.
2. Intending purchasers or lessees must satisfy themselves by inspection, enquiry or otherwise to the correctness of each of the statements contained in these particulars.
3. The vendor does not make or give, nor are any of the partners of RJ Chartered Surveyors authorized to make or give, any representations or warranties whatsoever in relation this property.
4. All terms quoted are exclusive of V.A.T. unless otherwise stated. Interested parties must make their own enquiries to establish the V.A.T. implications prior to entering into any agreement.