

To Let

Office Accommodation—Redbrook Business



Unit 15

Redbrook Business
Park, Wilthorpe
Road, Barnsley,
S75 1JN

Floor space:

4,736 Sq Ft (439.98 Sq M)

- Excellent location close to regional road network & Motorways
- Suitable for a variety of Uses (STPP)
- Excellent parking ratios
- Self contained office accommodation

Contact:

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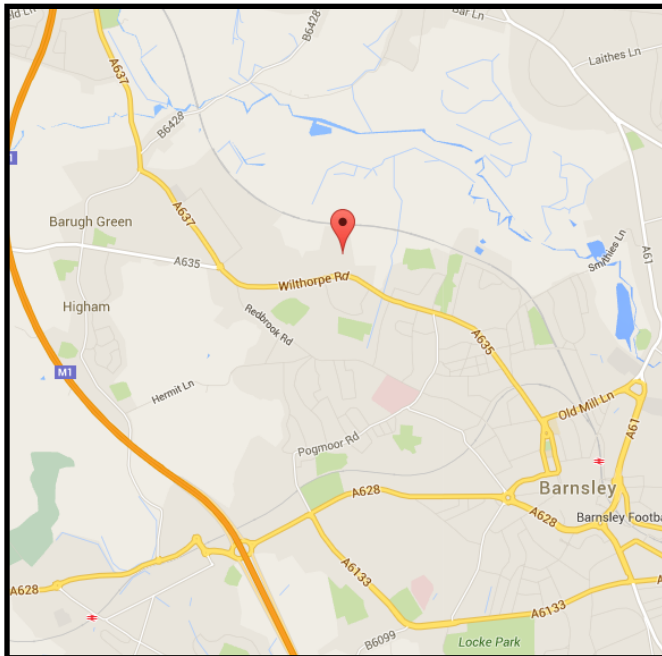
0113 386 8806

Location

Barnsley has a resident population of approximately 220,000 people and is situated in South Yorkshire, approximately 23 miles south of Leeds and 16 miles north of Sheffield.

Redbrook Business Park is a well established complex of Industrial and office Units, which benefit from ample on site car parking.

The park is located just off the A635 Huddersfield Road, approximately 2 miles from junction 37 of the M1 and Barnsley town centre is 1.5 miles to the South East, thus offering excellent transport links to both the town centre and regional area.



Description

Unit 15, is self contained Office accommodation, that has carpeted flooring, integrated cassette mounted lighting, air conditioning and perimeter trunking.

It is constructed of a steel portal frame, with metal profile cladding, pitched metal profile roof and aluminium powder coated double glazed windows and external doors.

It is suitable for a variety of uses (STPP) and benefits from ample parking.

Floor Areas

Area	Sq M	Sq Ft
Ground Floor	219.99	2,367
First Floor	219.99	2,367
TOTAL	439.98	4,736

Terms

The unit is available by way of a new, full repairing and insuring lease for a period of years to be agreed. The rent is POA.

Service charge

A Service charge is levied to cover the cost of the management and maintenance of the common areas of the estate.

Rateable Value

Please contact the local authority for more information.

EPC

Available on request.

Viewing and Further Information

Please contact the letting agent:

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