



Commercial Property Agents | **01902 425646**

6 Waterloo Road  
Wolverhampton, WV1 4BL



258 Aldersley Road, Wolverhampton, WV6 9NB

**TO LET**

INDUSTRIAL & WAREHOUSE

Rent  
£POA

<http://www.michaeltromans.co.uk/qlink2638>

## Location

The property is located on the Aldersley Road, in close proximity to WV Active Aldersley. The surrounding area is predominantly residential and Wolverhampton City Centre is just under 2 miles away.

## Description

The property comprises a former workshop premises of brick construction with mono pitch roof over and roller shutter to the front. The property does require refurbishment and the landlord is prepared to carry out various works in line with a potential tenants requirements. Externally there is a good sized level and fenced yard on a site area of approximately 0.25 acres.

## Accommodation

Workshop 194.1 sq.m 2,089 sq.ft

## Rent

POA

## Lease

For a term to be agreed

## Business Rates

Rateable Value £8,400

Small Business rates Relief may be available, interested parties are advised to make their own enquiries with the local authority.

## EPC

To be confirmed

## Costs

A contribution towards the Landlord's legal costs may be required.

## Viewing

Strictly by appointment with the Agents

Michael Tromans & Co LLP

01902 425 646

## Subject to Contract

JS/ SC-May18

## Additional Images

