

**Wiggins Lockett
Thompson**
Chartered Surveyors

INDUSTRIAL UNIT TO LET

**UNIT D5
HORTONWOOD 7
TELFORD
TF1 7GP**

- 290.4 sq m (3,125.8 sq ft)
- Minimum Eave height 5.06 m
- Rear service yard + offices
- EPC Rating –G (167)

LOCATION

The premises are located in the centre of the Hortonwood Industrial Estate. Hortonwood is adjacent to the Trench Lock Interchange in the north of Telford where the A442 dual-carriageway to the south and the M54 and the A518 to Stafford and Newport connect.

DESCRIPTION

The property comprises a mid-terrace unit, with its own wc, additional offices and ancillary facilities. Externally this unit benefits from parking at front and service area at rear.

RENT

£15,750.00 pa negotiable.

Service Charge, Business Rates and Buildings Insurance is payable in addition (please contact Agent for further assistance).

VIEWINGS

For further information or to arrange an inspection, please contact Anthony Wiggins on 01952 603303.

•Subject to Contract •Full EPC's are available on request •Details amended 04-15.



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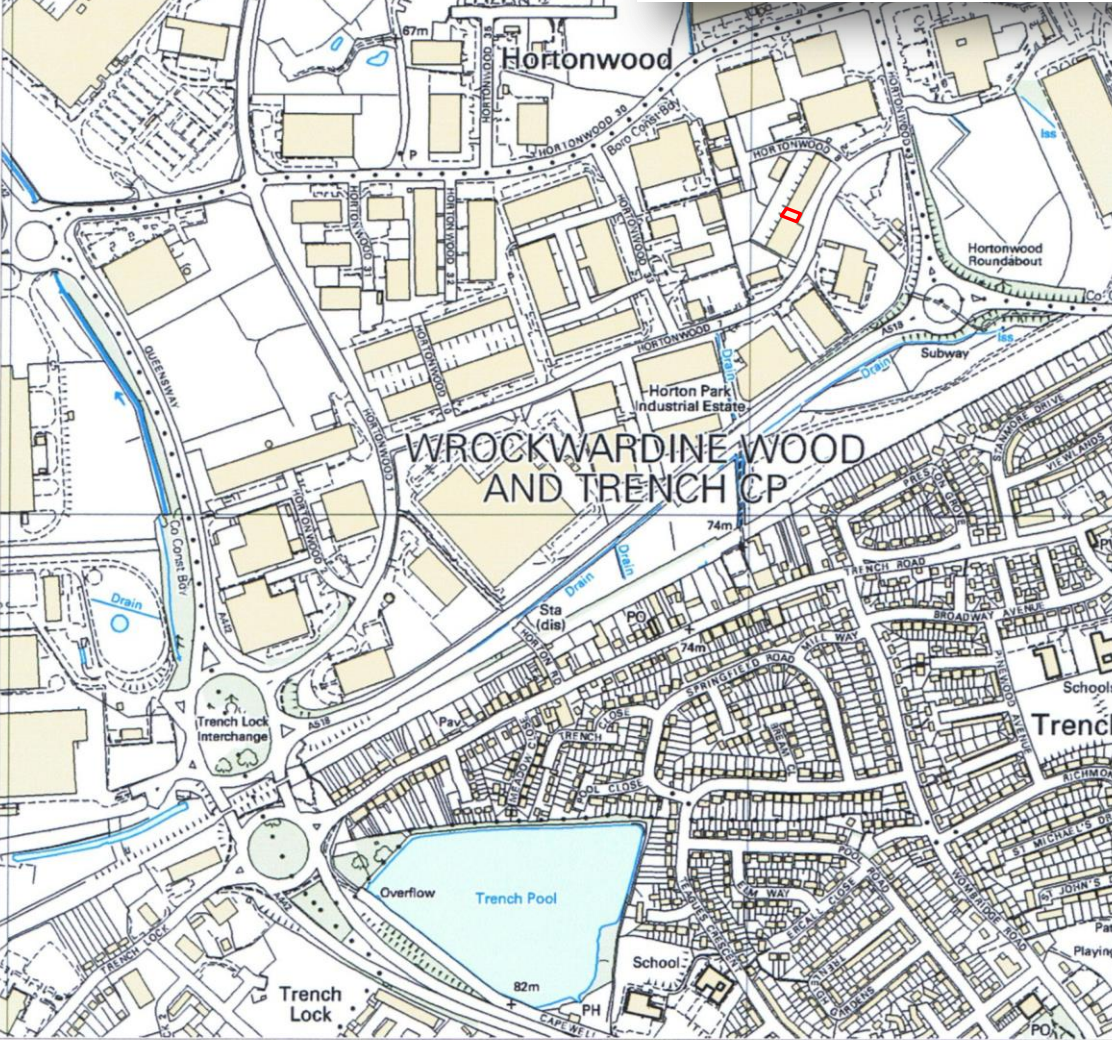
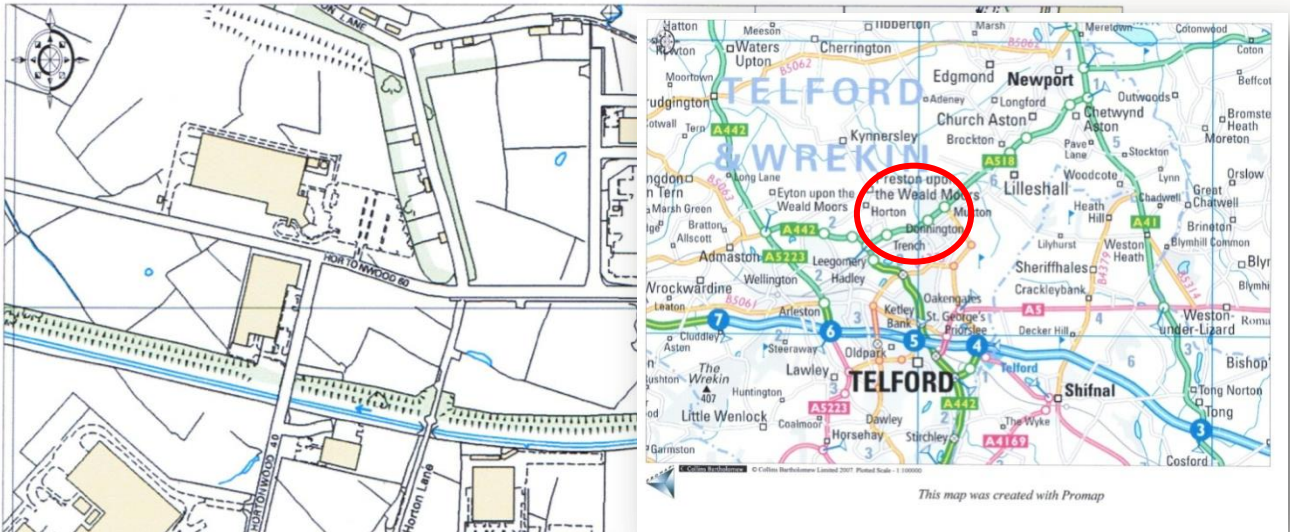
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