

WAREHOUSE / WORKSHOP & OFFICE TO LET NEAR SHREWSBURY



 **Shrewsbury, Shropshire**

 **4,200 sqft**

 **£515 pcm**

 **HKC10529**

Key Features:

- Powered Roller Shutter
- Security Gate

DESCRIPTION

A significant storage warehouse featuring both expansive ground floor space and a mezzanine for additional storage, alongside attached offices and shared welfare facilities (kitchenette & toilets). It is worth visiting as the landlord is willing to alter the building to suit the tenant's needs.

The unit currently comprises of:

Office / closed storage space = 600 sq/ft
Ground Floor Open Space = 1,900sq/ft
Mezzanine = 1,700 sq/ft

LOCATION

Situated near Cressage, within Leasowes Business Park, benefiting from immediate access to the A458. This prime position ensures excellent onward access to key regional centres, including Shrewsbury, Telford, and Bridgnorth.

INSURANCE

Contents insurance is the responsibility of the tenant.

RATES

The tenant is responsible for business rates if applicable.

TERMS

To be negotiated with the landlord. Not less than one year's occupation.

RENT
£TBC

DEPOSIT
One month's rent.

VIEWINGS
Strictly by appointment only.

ENQUIRIES
Howie, Kent & Co.



CONTACT

Essex

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Opening Hours
Monday - Friday 8.30am - 4.30pm

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Shropshire

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**HOWIE
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