/INDURENT

Industrial

UNIT 8 | PARKWAY BUSINESS CENTRE

Sixth Avenue, Deeside, CH5 2LE



UNIT 8 | 2,954 SQ FT

Industrial with office

Unit 8 Parkway offers 2,954 sq ft of adaptable industrial accommodation, ideal for a variety of uses including light manufacturing, storage, and distribution.
The unit benefits from 3-phase power, WC facilities, dedicated office space, and ample car parking. Its efficient layout supports smooth operations and flexibility for growing businesses.
Located on a well-maintained estate with 24-hour access, the unit provides a secure and professional environment for occupiers.

Lease Type	New



Unit Summary

- 3 Phase Power
- Premier Industrial Location
- CCTV
- 24 Hour Access
- WC Facilities
- Car Parking

Occupational Costs

	Per Annum	Per Sq Ft
Rent	£25,800.00	£8.73
Rates	£9,693.08	£3.28
Maintenance Charge	£3,400.00	£1.15
Insurance	£590.80	£0.20
Total Cost	£39,483.88	£13.37

Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency (www.voa.gov.uk). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief or read our rates blog.

For more info please visit: unit.info/UIP0100939

+44(0) 808 169 7554

Industrial

UNIT 8 | PARKWAY BUSINESS CENTRE

Sixth Avenue, Deeside, CH5 2LE



Location

Parkway Business Centre benefits from direct access to the A550 which in turn links to junction 16 of the M56 (2 miles). Chester city centre lies approximately 10 miles to the south east

Road
M56: 2 miles

Airport
Liverpool John Lennon: 25 miles

Rail
Chester: 6 miles

Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Contact us now to arrange a viewing.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	D (85)

/INDURENT

enquiries@indurent.com
+44(0) 808 169 7554

www.indurent.com

Follow us

Key Contact



Gabriel Walker
Customer Engagement Manager

"Gabriel is a Customer Engagement Manager based in the North."

+44(0) 808 169 7554