/INDURENT



Industrial

UNIT 5 | WHITACRE INDUSTRIAL PARK

Whitacre Street, Huddersfield, HD2 1LY

UNIT 5 | 4,376 SQ FT

Industrial Unit with Office

Situated in the primary industrial and trade counter location within Huddersfield.
The space is suited to a variety of uses, including storage, trade counter, and more traditional manufacturing uses.
The estate benefits from extensive yard space and generous car parking.

Lease Type	New



Unit Summary

- 24 Hour Access
- Office Accommodation
- Flexible Space
- Storage Unit
- WC Facilities
- Well Maintained Estate

	Per Annum	Per Sq Ft
Rent	£38,200.00	£8.73
Rates	£5,501.48	£1.26
Maintenance Charge	£7,700.00	£1.76
Insurance	£875.20	£0.20
Total Cost	£52,276.68	£11.95

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/UIP0101265

+44(0) 808 169 7554

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Location

Whitacre Industrial Park is located on Whitacre Street close to its junction with the busy Leeds Road approximately 2 miles to the north of Huddersfield. Leeds Road is one of the major arterial routes connecting Huddersfield with the M62 motorway at Junction 25, (2.5 miles to the north east).

Road
M62: 2 mile

Airport
Leeds Bradford airport: 15 miles

Rail
Deighton train station: <1 mile

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	B (50)

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

www.indurent.com

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Key Contact



Carola Parrino
Customer Engagement Manager

"Carola is our Customer Engagement Manager for our properties in North East of England. Please contact Carola if you would like to discuss leasing a unit or would like to find out more about becoming a customer of Indurent."

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