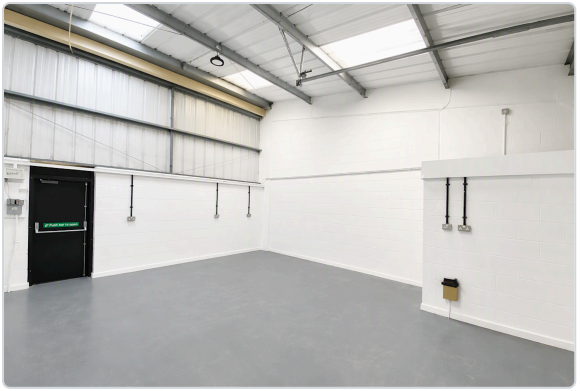
Pontymister Industrial Estate

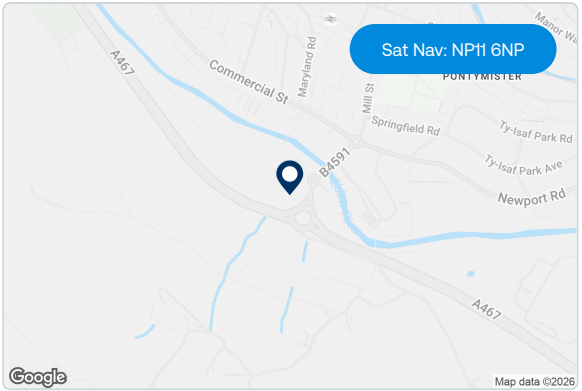
Risca NP11 6NP

Warehouse | 329 - 772 ft²

- M4 Jct 28 - 4 miles
- Min eaves 3.5m / Max eaves 4m
- W.C. facilities
- 2.6m x 3m up and over door







Description

These terraced units are ideal for light industrial, workshop and storage purposes. The units are of steel frame construction with minimum eaves 3.5m / maximum eaves 4.45m. The units benefit from an up and over loading door, measuring 2.6 m wide x 3m high and W.C facilities.

These units are not suitable for vehicle storage or use as car garages.

Location

Pontymister Industrial Estate is a popular trade and industrial location – occupiers on the estate include Screwfix. It is also adjacent to Tesco Extra, Aldi and KFC. The estate is conveniently situated adjacent to the A467 dual carriageway which provides direct access to Junction 28 of the M4 Motorway, approximately 4 miles to the south.

Further information

Rent
Monthly rent is an estimate based on a three-year term, excluding VAT, insurance, service charge. Payment terms vary.

Terms
Available on new full repairing and insuring leases.

Legal costs
All parties will be responsible for their own legal costs incurred in the transaction.

Book a viewing

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Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)	EPC
10	Warehouse	329	Under offer	460	D
15	Warehouse	443	Immediately	610	C
Total		772			

Rent is quoted on a per calendar month basis and is provided as a market estimate, subject to change on an assumed three year term. Rent is exclusive of rates, VAT, insurance, and service charge. Please note that rent payment may not be due monthly.

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