Beckbridge Industrial Estate

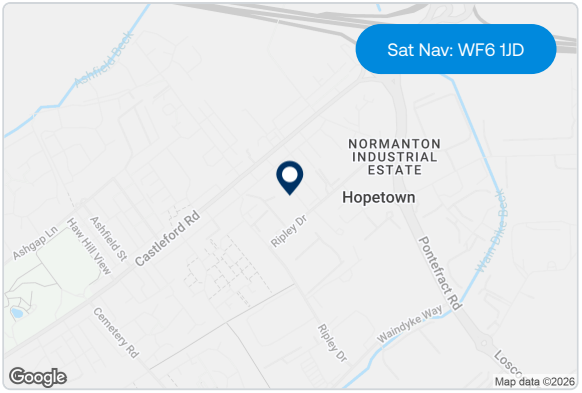
Beckbridge Industrial Estate, Ripley Road Normanton WF6 1QT

Warehouse | 3,943 ft²

- Secure gated 24 hour access
- Three-phase power
- On-site parking
- Electric roller shutter door
- LED lighting
- Fully refurbished/new roof







Description

Beckbridge Industrial Estate is a well-established and strategically located industrial estate. The units benefit from steel portal frame construction with brick elevations beneath brand new roofs. Both units have been fully refurbished, offering modern and efficient industrial accommodation. Key features include a 4.5m eaves height, loading via a single ground-level roller shutter door, three-phase power, LED lighting, high-quality ancillary office accommodation, WC facilities, and connections to all main services.

Externally, the premises are situated within a secure site on the popular and accessible Normanton Industrial Estate, providing excellent access and operational convenience.

Location

The units are situated on Beckbridge Industrial Estate forming part of the highly popular Normanton Industrial Estate, which is located adjacent to Junction 31 of the M62 motorway.

Beckbridge Industrial Estate itself is accessed off Ripley Drive, which leads to Junction 31 of the M62 motorway via Pontefract Road (A655)

Further information

EPC
Unit 1: B, Unit 2: C,

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

Mileway

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Accommodation:

Unit	Property Type	Size (sq ft)	Availability
Unit 1	Warehouse	3,943	Immediately
Total		3,943	

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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