To Let / For Sale

An Industrial unit with a secure compound benefitting from excellent frontage on to Cowbridge Road West. (Freehold or Leasehold)

- Well located, established Industrial location
- Excellent frontage on to Cowbridge Road West
- 14,856 sq ft Industrial unit with office and welfare provision
- Secure 0.1 acre compound
- Available Freehold or Leasehold

Wroughton Place

Ely, Cardiff, CF5 4AB

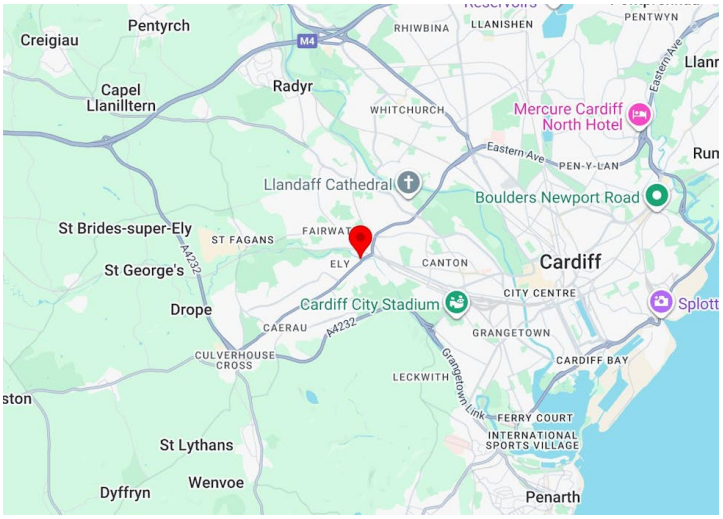
14,856 sq ft

1,380.17 sq m

Reference: #338154

Wroughton Place

Ely, Cardiff, CF5 4AB



Summary

Available Size	14,856 sq ft / 1,380.17 sq m
Rates Payable	£1.39 per sq ft
Service Charge	N/A
EPC	C (72)

Description

The subject property is 3 bay industrial unit on the corner of Wroughton Place and benefits from a secure 0.1 acres compound directly opposite the property. The unit is of steel truss frame construction with a mixture of blockwork and corrugated metal sheet cladding. The roof is asbestos cement sheeting which has been overclad with corrugated metal sheeting with roof lights to part. In total, the unit extends to 14,856 sq ft, comprising a ground floor GIA of 13,489 sq ft.

Location

The subject property forms part of Wroughton Place, a well-located industrial estate in West Cardiff. The unit benefits from excellent frontage on to Cowbridge Road West, just off of Ely Bridge roundabout and connectivity via the A48 to the wider Cardiff area and J29 of the M4 Motorway. The subject property is located 2 miles from Cardiff City Centre, 8 miles from J29 and 3.5 miles from J33 of the M4 Motorway.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Unit - Warehouse	11,863	1,102.11	Available
Unit - Office & Welfare	1,626	151.06	Available
Mezzanine	1,367	127	Available
Total	**14,856**	**1,380.17**	

Viewings

Viewings to be arranged via JLL.

Terms

The property is available on Leasehold or Freehold basis.

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