russell
PROPERTY CONSULTANTS
01179 732 007

LAND, OPEN STORAGE TO LET

£175,000 per annum

1.70 Acres

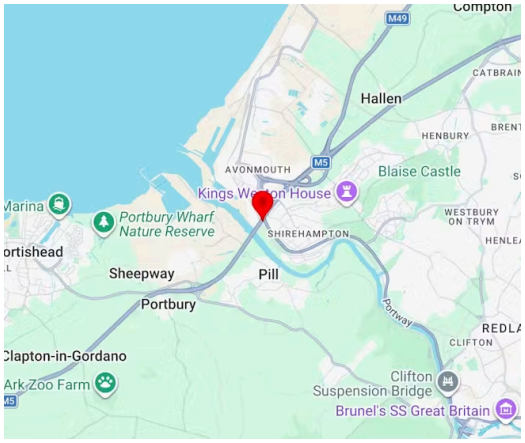
Secure Yard, West Town Road, Avonmouth, BS11 9QE

Secure hard standing yard in Bristol adjacent to Junction 18 of M5 Motorway and next to Park & Ride and A4 Portway.

- High Profile - Secure Open Storage Site
- Palisade fencing around perimeter
- Secure gated entrance
- Electricity and water available
- Close proximity to Junction 18 of M5
- Adjacent Portway Park & Ride & Rail Station
- Two Warehouses on site (5,957 sq ft)
- Close proximity to Bristol Port

0117-9732007
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Description

The property comprises an open hard standing site of approx. 1.7 acres (0.7 ha), which is secured by palisade fencing and a secure gated entrance. The site is rectangular, flat and of a decent configuration with both electricity and water available. There are 2 warehouses on site totalling 5,957 sq ft, with access via roller shutter doors. Within one building is a vehicle pit with a lean-to on the side housing a vehicle wash area. The whole site is immediately available on a leasehold only.

Location

This secure yard is located on West Town Road, immediately off the A4 Portway, adjacent to the Park & Ride. The site offers direct access to Junction 18 of the M5 and M49 link to South Wales. Bristol City Centre is approximately 6 miles to the east. The M4/5 interchange is around 6 miles to the North.

Viewings

Please contact the marketing agents

Terms

Available on a new full repairing and insuring lease for a term to be agreed.

Anti-Money Laundering

The successful lessee will be required to provide the usual information to satisfy the anti-money laundering requirements when Heads of Terms are agreed.

Summary

- Rent: £175,000 per annum
- Service charge: n/a
- Legal fees: Each party to bear their own costs
- Lease: New Lease

Further information

- View details on our website

Contact & Viewings



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These particulars are believed to be correct but accuracy cannot be guaranteed and they are expressly excluded from any contract.







