



For Sale, Modern warehouse Unit

Unit 7 Redfern Industrial Estate, Market Street, Hyde, North West, SK14 1RD

8,000 - 16,000 ft² (743.2 - 1,486.4 m²)

- Modern Detached Warehouse Unit
- Two loading doors
- Shared Yard
- Potential to split into two 8000 sq ft units
- 4.5 metre eaves height

Description

The subject property is a modern detached single storey warehouse, suitable for a variety of industrial uses. It is available as a single unit or can be split to create two industrial units both of which are circa 8,000 sq ft each. The property benefits from a concrete painted warehouse floor, two loading doors, wc's and 4.5m eaves height. There is a shared yard to the exterior

Location

The subject property is located Hyde within the Metropolitan Borough of Tameside.

Access is provided via Dawson Street within Redfern Industrial Estate. The immediate locality is mixed-use and comprises of both housing and industrial use.

Accommodation

The unit is C16,000 sq ft but can potentially be split into two units of 8000 sq ft

Tenure

We understand the property is held Freehold, however, we would advise all parties to undertake their own investigations in this regard.

Price

The Unit is available at £1,500,000 or can be split with each unit available at £750,000 each, subject to contract

Planning Use

Industrial Use

EPC

A copy of the EPC is available on request.

VAT

VAT may be applicable at the prevailing rate

Business Rates

Business Rates will be applicable and all parties should make their own enquiries with the Valuation Office

Viewing

Viewing by way of appointment through the sole agent Fletcher CRE

info@fletchercre.co.uk

01204 221 030



Fletcher CRE for themselves and for the vendors or lessors of the property give notice that these particulars do not constitute any part of an offer or contract. Any intending purchaser or tenant must satisfy, by inspection or otherwise, as to the condition of the premises and no warranty is given by the vendor, landlord, their agents or any person in the agent's employment. Comments in this description relating the location, suitability for any purpose, aesthetic attributes, functionality or existence of services and proximity to amenities to be regarded as the agent's opinion only and not a statement of fact. Sizes quoted are approximate and given as indication only.