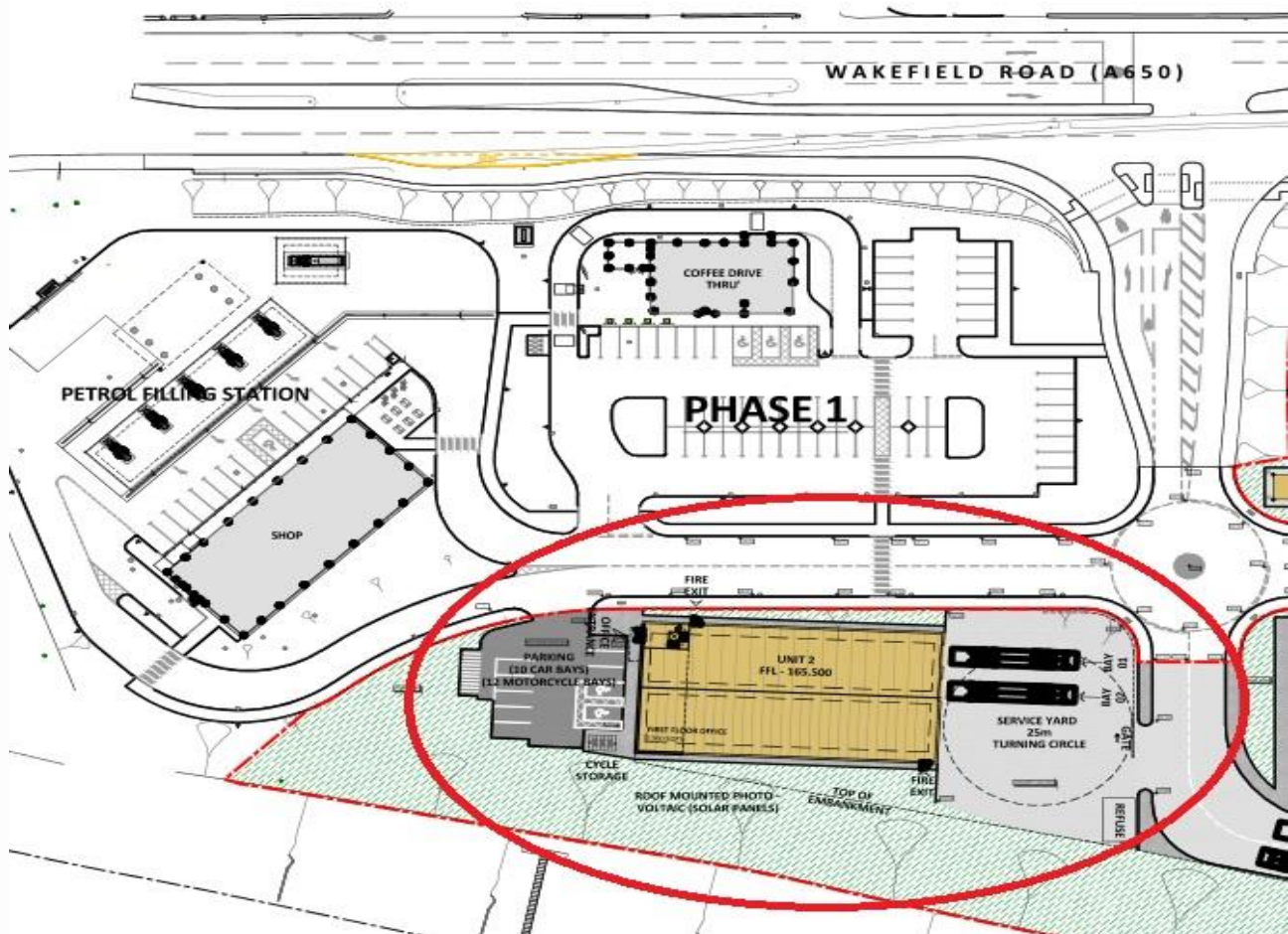


WAREHOUSE / TRADE COUNTER UNIT

8,600 SQ FT (798.97 sq m)



UNIT 2 FRONTIER PARK

JNC 27 M62 / WAKEFIELD ROAD, GILDERSOME, LEEDS, LS27 7HH

- Approx 8,600 sq ft
- Superb location alongside J27 of the M62
- Adjacent Petrol filling station, Greggs & Sainsburys



LOCATION

The site is located with prime frontage to Gildersome roundabout, approximately 6 miles south west of Leeds City Centre and 7 miles south east of Bradford City Centre. Situated immediately adjacent to Junction 27 of the M62.

DESCRIPTION

The unit extends to approximately 8,600 sq ft, is detached and offers a dedicated yard and parking area. The unit is offered as a shell warehouse finish. Office and WC's can be provided by separate negotiation.

- 9m eaves
- 2 Level Access Loading doors
- Secure yard and parking
- Offices available by separate negotiation

SERVICES

Mains connections for electricity and water will be available to the unit.

ACCOMMODATION

Description	Sq ft	Sq m
Warehouse	8,600	798.97
Offices/WC's	-	-
TOTAL	8,600	798.97

TERMS

The unit will be available in September 2021 via a new lease to be agreed. Further Information on quoting rental available upon request.

BUSINESS RATES

Business rates will be assessed upon completion of the unit.

LEGAL COSTS

Each party to bear their own legal costs in the transaction

CONTACT

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Subject to Contract