

Unit 4, Barras Lane Industrial Estate

Unit 4, Barras Lane Industrial Estate, Vale, Guernsey

Warehouse Unit

Rent Upon Application



Total Space
2,496 Sq Ft

Location
Out of Town

Parking
3 spaces

Loading Access
Steel Sliding Doors

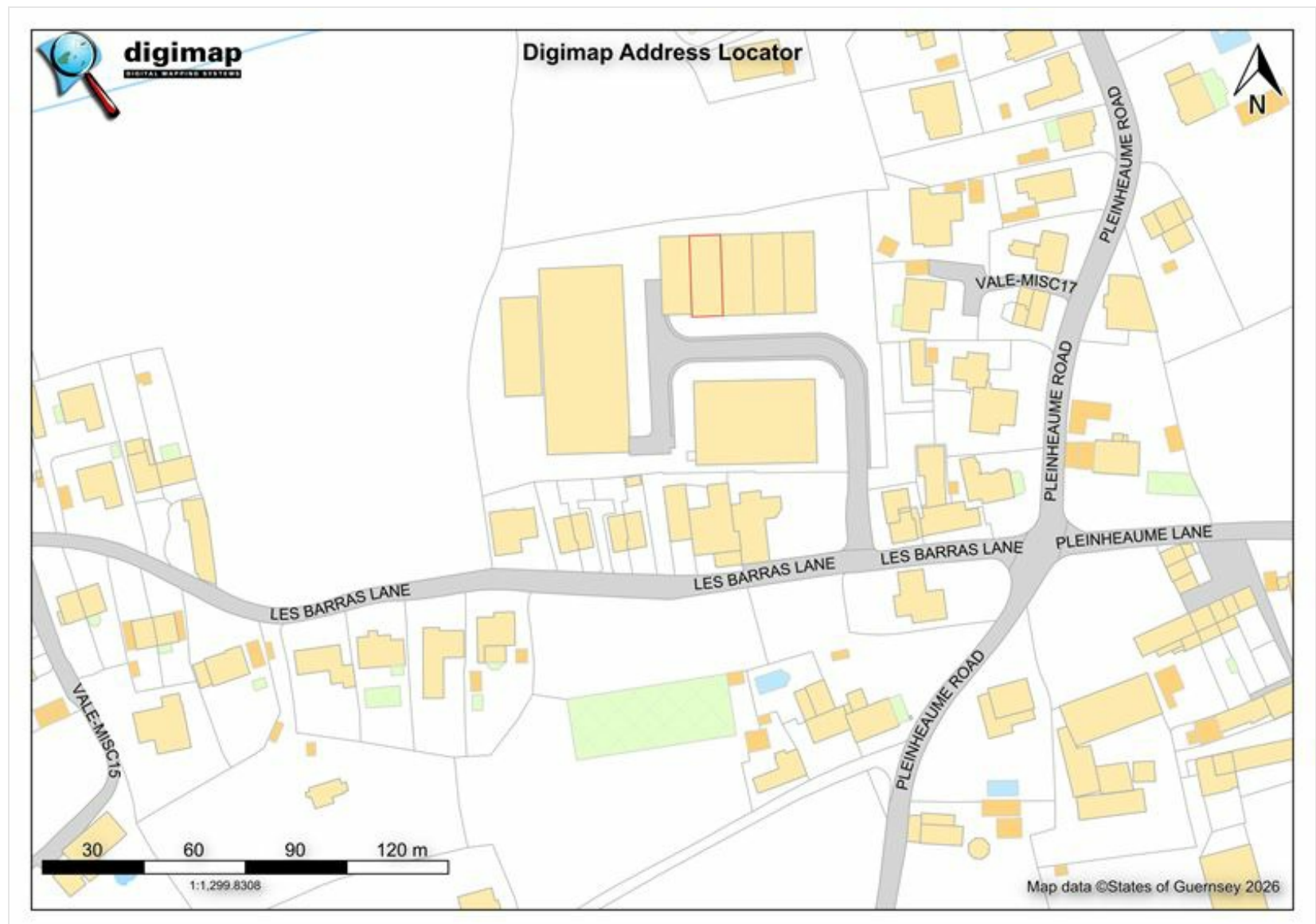
Eaves Height
Good

Available to Rent
Immediately

Forming part of Barras Lane Industrial Estate, this self-contained unit offers industrial/storage accommodation together with three car parking spaces.

LOCATION

Unit 4 is situated on the Barras Lane Industrial Estate which lies on Barras Lane in the parish of Vale. It forms part of a well established industrial estate comprising 15 units and is approximately 5.3 km to the centre of St Peter Port. Other occupiers in the vicinity include Archivist, ATF, Phoenix Tumbling, Elite Office Supplies, Marine Electronics and Websters Opticians.



DESCRIPTION

Unit 4 is a self-contained warehouse unit with a pedestrian access door and a manually operated loading bay concertina style door (approximately 4.45m wide by 2.5m high) providing access to the unit. On the whole, it provides clear span warehouse accommodation save for a reception area and a soon to be installed WC. The unit provides good height with the eaves being 5.32m at its highest point and 2.4m at its lowest. The pitch is approximately 7.19m high.

Externally there is car parking for three vehicles directly in front of the unit.

ACCOMMODATION

The premises currently provides approximately 2,496 sq ft of accommodation.

TENURE

Leasehold.

The premises is available by way of a new lease directly with the Landlord.

RENT

The rent for the property is available upon application.

AVAILABILITY

The property is available to rent immediately.

LEGALS

All terms are subject to contract.

Each party is to bear their own costs in respect of this transaction.





Our Services

Watts Property Consultants are able to offer the full range of commercial property services to meet clients' requirements.



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Our Building Consultancy Team offers a broad range of building surveying services, including project management, defect analysis, dilapidations and interior fit outs on all property types.

Lease Consultancy

Our Lease Consultancy Department includes an expert team to deal with all manner of landlord and tenant matters.

FURTHER INFORMATION & VIEWING

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