

**Mileway**

# Ty Coch Industrial Estate Cwmbran

Available to Let  
Warehouse  
10,295 sq ft

24 hour access



Roller shutter doors



Ample parking



# Ty Coch Industrial Estate

Cwmbran NP44 7HF



## Description

Warehouse unit on an established distribution estate. Unit provides functional clear warehouse space with a minimum eaves height of 6.9 metres.

## Location

Ty Coch Industrial Estate is strategically located 4 miles north of the M4 Motorway (J26/27) and is in close proximity to both Cwmbran town centre (north) and Newport (south). The Estate is well placed to serve both the local and regional markets with excellent road links in place.

## EPC

EPC is available upon request.

## VAT

VAT will be payable where applicable.

## Terms

Available on new full repairing and insuring leases.

## Legal Costs

All parties will be responsible for their own legal costs incurred in the transaction.

## Viewing / Further Information

Please contact:

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## Accommodation:

Unit	Property Type	Size (sq ft)	Availability
Unit 9	Warehouse	10,295	Immediately
Total		10,295	

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