

Mileway

Tafarnaubach Industrial Estate Tredegar

Available to Let
Warehouse
6,060 sq ft

A465 links with A470 and M4



Roller shutter doors



LED lighting



Three phase power



Office accommodation



Ample car parking



Tafarnaubach Industrial Estate

Tredegar NP22 3AA



Description

The units benefit from a roller shutter door, pedestrian entrance, three-phase electricity, LED lighting, internal offices and WC facilities. The units are of steel frame construction with elevations predominately of brick/blockwork and profile steel sheeting. The pitched roofs are clad in double skinned profiled sheeting incorporating translucent panels.

Access to the units are via steel roller shutter loading doors and pedestrian doors. Each unit has its own car parking area to the front.

The units can be let separately or combined.

Location

Tafarnaubach Industrial Estate in Tredegar lies approximately 2 miles north west of Rhymney, 7 miles east of Merthyr Tydfil and 4.4 miles north east of Ebbw Vale.

The A465 offers great transport links to South and West Wales and the Midlands (via the A40 24 miles to the east, leading to the M50). The A465 links with A470 at Merthyr and leads to J32 of the M4, 29 miles to the south and Cardiff.

EPC

EPC is available upon request.

Terms

Available on new full repairing and insuring leases.

Viewing / Further Information

Please contact:

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VAT

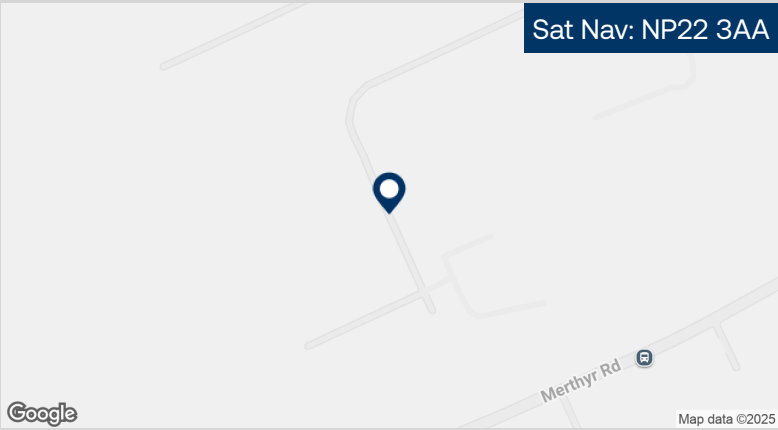
VAT will be payable where applicable.

Legal Costs

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

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Accommodation:

| Unit | Property Type | Size (sq ft) | Availability | Rent |
|---------------|---------------|--------------|--------------|------------|
| Unit 9 & 10 | Warehouse | 6,060 | Upon request | £2,650 PCM |
| Units 11 & 12 | Warehouse | 6,060 | Under offer | £2,650 PCM |
| Total | | 12,120 | | |

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