



Bt23/10, Watness Avenue, Skelton Industrial Estate, Saltburn by the sea, TS12 2LQ

Industrial Unit (2292 sq ft) To Let on Skelton Industrial Estate. Rent on Application. Available November. Viewings By Appointment Only.

- Industrial Unit To Let 2292 Sq ft (approx)
- Separate Personnel Entrance Doors
- Fenced with Security Gates
- New FRI Lease with Terms To Be Agreed
- 4 x Roller Shutter Doors For Loading (4.25 metre Height)
- Office/ WC Facilities
- Available November 2025
- Rent on Application

Summary

Available Size	1,500 to 2,292 sq ft
Business Rates	N/A
EPC Rating	Upon enquiry

Description

Industrial Unit available To Let providing approx 2292 sq ft. The unit is accessed via 4 roller shutter doors for loading purposes with separate personnel access doors. Externally the unit is fenced with security gates.

The unit will be available November 2025 by way of a new fully repairing and insuring lease with terms to be agreed. Rental figures will be available on application and viewings are strictly by appointment.

Location

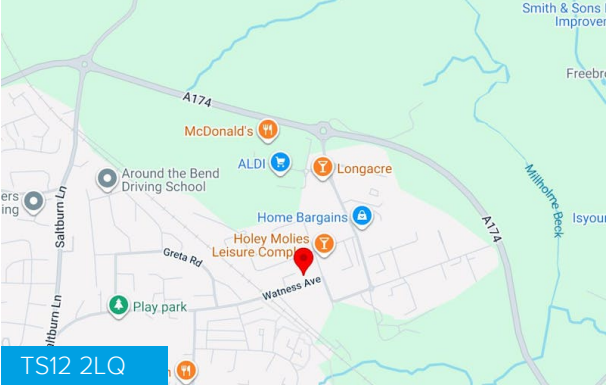
Located on Watness Avenue, Skelton Industrial Estate and situated 1/2 mile to the east of the town centre and south of the A174. Neighbouring occupiers include Royal Mail, B Hive Business Centre and a number of small independent operators.

There is also a nearby retail and trade park within a short walking distance with national occupiers B&M, Home Bargains, Greggs, Mcdonalds and Asda and Aldi Supermarkets. Trade counters operating include MKM , Howdens and Screwfix.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Unit - Unit	2,292	212.93	Available
Total	2,292	212.93	



Viewing & Further Information



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View Properties Here
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