

GILDERSOME
**NANO
PARK**

HYBRID OFFICE/WORKSHOP UNITS

Gildersome Nano Park, Gilhusum Road, LS27 7FN





GILDERSOME NANO PARK

High specification hybrid office/workshop units with excellent location and transport links.

- Unbeatable location
- Eight new build 1,730sq ft units
- Hybrid business unit 50% office 50% workshop
- Secure enclosed business park
- Broadband fibre fitted as standard
- WC and kitchenette fitted
- High specification office fit out of 865sq ft/floor
- LED lighting
- Airsource heat pump heating & cooling
- Energy efficient construction
- 3.5 metre insulated sectional overhead door
- Large yard area with lots of parking
- Very high quality design and construction
- Planning for B1 (b) & (c), B2, B8
- Unrestricted working hours

ADDITIONAL INFORMATION

The completed units are to be offered to let by way of new tenant's full repairing and insuring leases.
 Rent upon application.
 An estate service charge will be levied - further details on request.
 All figures are quoted exclusive of VAT.
 Viewing is strictly by appointment.

CONTACT US

For more information on Gildersome Nano Park or to arrange a viewing, please contact agents opposite:



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FINANCE ACT 1989
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