

TO LET



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Unit 5 Trevol Industrial Estate, Torpoint

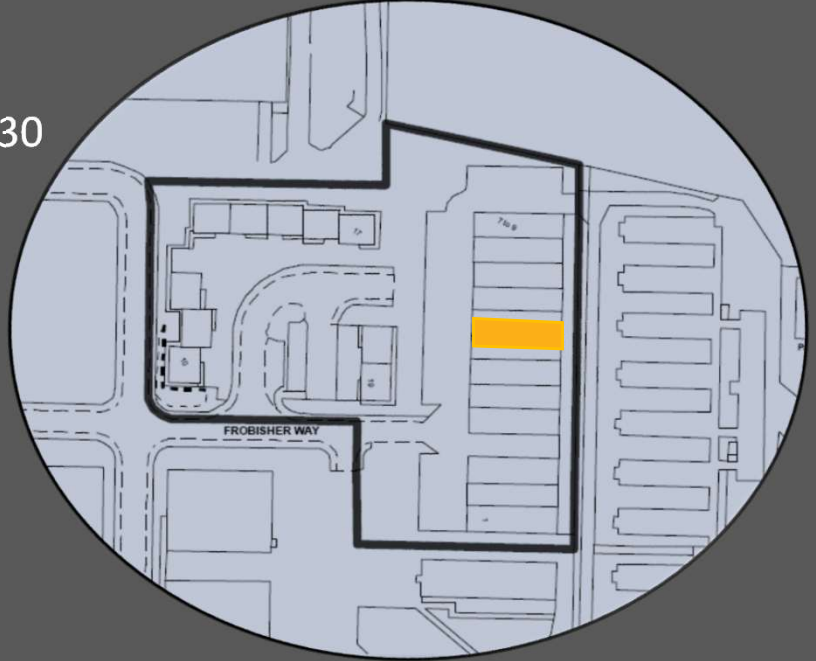
Size

The Unit measures approximately 130 square metres (1400 sq. ft).

Rent

£9,000 per annum
(£750 per calendar month)

* The Tenant is to pay a monthly maintenance rent in respect of the common areas and a building insurance contribution.



Unit 5



Contact us

Email: tim.ratcliffe@cornwall.gov.uk
or estates.delivery@cornwall.gov.uk

Call: Tim Ratcliffe 07483 307204

The Particulars are provided as a guide only. The accuracy is not guaranteed and they should not be relied upon for any purpose. They do not form part of any contract.



Trevol Business Park is situated off Trevol Road, just off Anthony Road. The industrial estate is located on the outskirts of Torpoint with good links to Plymouth and the Rame peninsula. This site contains a combination of former naval buildings and industrial units constructed during the 1980's.



Unit 5 is a standalone Industrial Unit. The unit is mostly open plan with a small additional office/storage area to the front and separate kitchenette and WC. There is an office to the rear with partitioned walls. Access is via a pedestrian UPVC door and separate mechanically operated roller shutter door.



Kitchen/Toilets:

There are separate WC facilities and a kitchen area with a sink and a range of units.

Lease Terms:

The property is available by way of a new full repairing and insuring lease, terms to be agreed. The lease will be contracted out of the security of tenure provisions of the Landlord and Tenant Act.

Parking:

There is a parking area to the front of the units.

EPC: Exempt

Business Rates:

Interested parties are advised to make their own enquiries from the Valuation Office Agency website (www.voa.gov.uk). We recommend you make these enquiries as you may be eligible for Business Rates Relief.

Legal Costs:

The ingoing tenant will be responsible for a contribution to the Landlords legal fees.