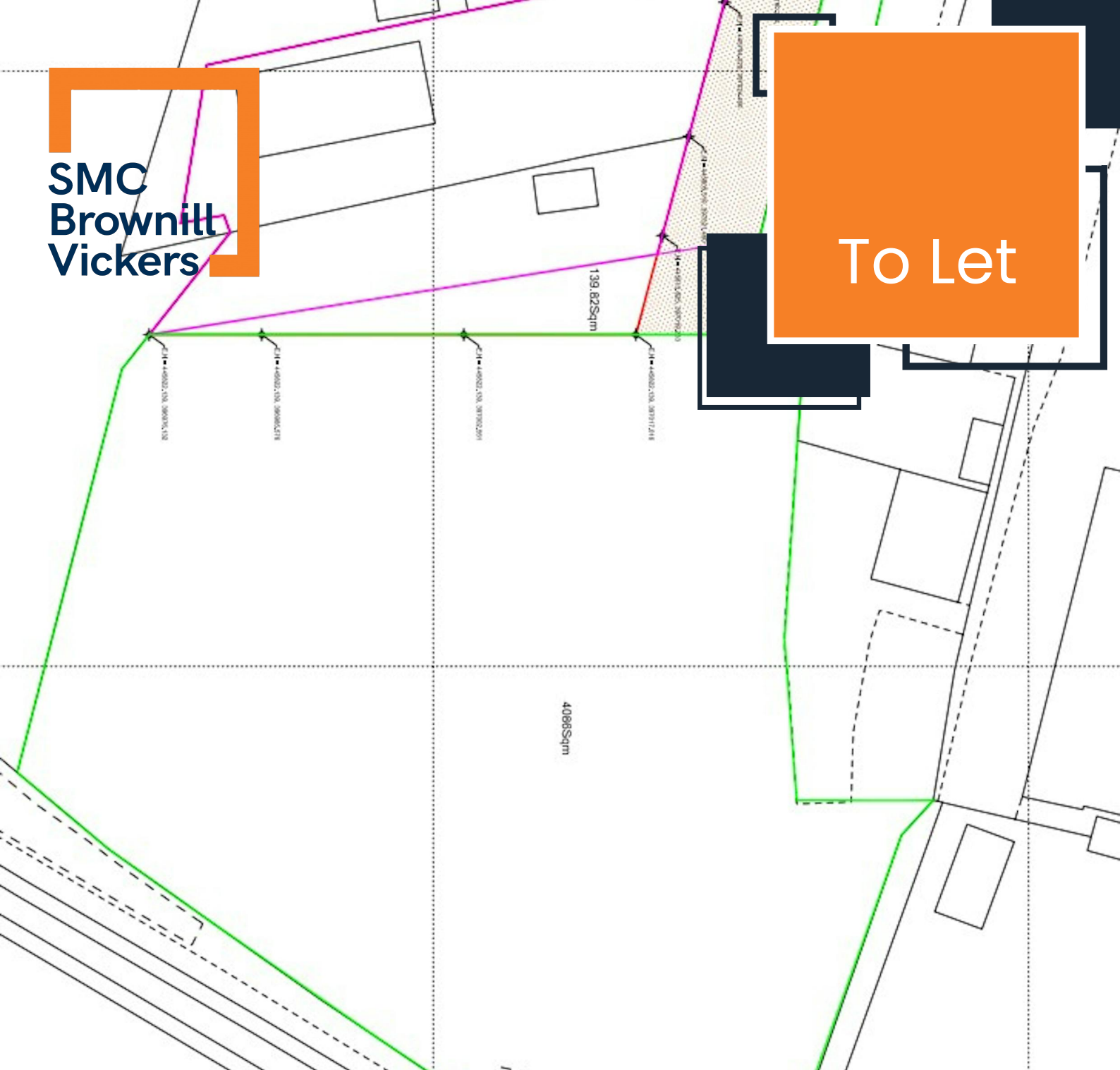




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To Let

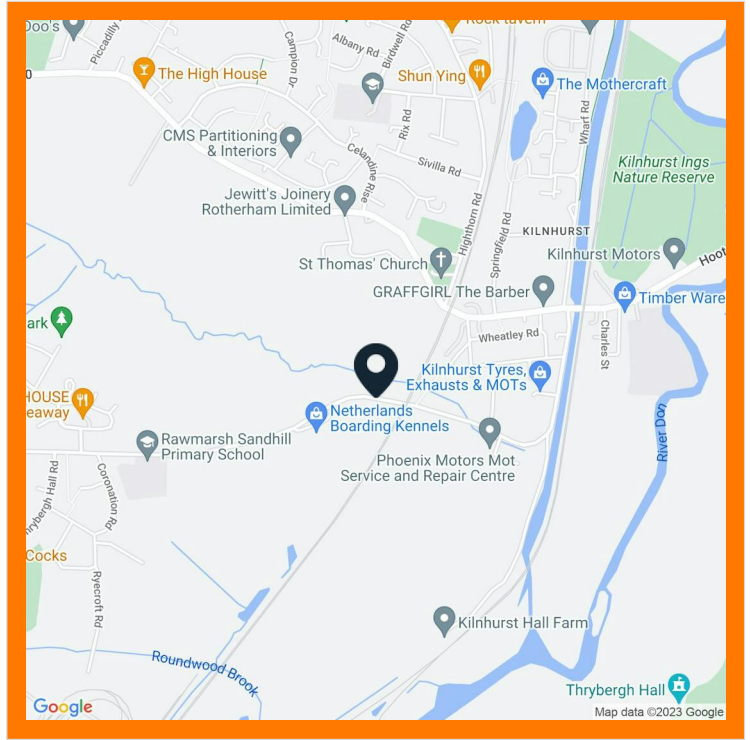
Land for external storage in Kilnhurst area of South Yorkshire

Rent on application

Land To The Rear Of Brickworks, Kilnhurst Road,
Kilnhurst, Mexborough, S64 5TL
0114 290 3300 | francois.neyerlin@smcbrownillvickers.com

smcbrownillvickers.com

- Commercial land suitable for a variety of business uses (stp)
- Unsurfaced land - suitable incentives will be provided for the right tenant / use
- Located in the Kilnhurst area of South Yorkshire
- Available on a new lease (outside the 1954 Act)



Description

The available land is within a secure site on a mainly level site which has previously been used for industrial / storage purposes. The site could be suitable for a variety of land storage purposes although is likely to need some upgrading depending on use. Access is via Kilnhurst Road. No services are connected to the site.

Location

The property is located on Kilnhurst Road in the Kilnhurst / Rawmarsh area of South Yorkshire. The property is situated within a mixed area with industrial and residential uses as well green spaces. The property is close to Collier Brook and a railway line.

Services

Please note, no services are connected on site, although this may be possible. Further details available by request.

Rating Assessment

To be assessed for rating purposes.

Lease Terms

The property is available by way of a new lease on terms to be agreed outside of the 1954 Landlord and Tenant Act.

Rent

Rent on application. VAT is payable on the rent.

Rent Deposit

The landlord will seek a rent deposit to be held over the terms of the lease.

Identity Checks

In order to comply with Anti-Money Laundering Legislation, the successful tenant will be required to provide certain identification documents. The required documents will be confirmed to and requested from the successful tenant.

Business Rates

Further information is available upon request.

Energy Performance Certificate

EPC exempt – Industrial sites, workshops and non-residential agricultural buildings with low energy demand

Viewing

Viewing is by prior appointment only. Please contact our agents for further information

Francois Neyerlin

0114 281 2183

francois.neyerlin@smcbrownillvickers.com

