

Fenton Trade Park

Stoke-on-Trent, ST4 2TE

Warehouse | 2,293 - 5,113 ft²



2 miles (3.2 km) from
Stoke



Refurbished



Roller shutter doors



5 m eaves height



Access control

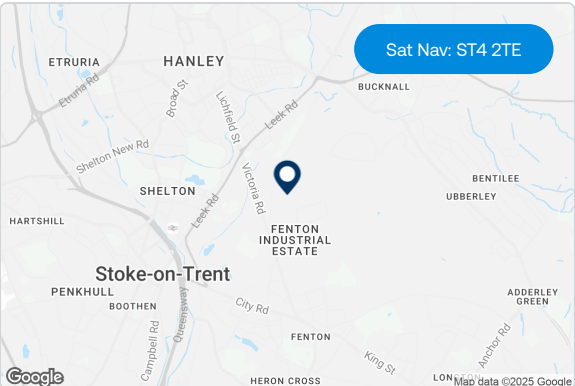
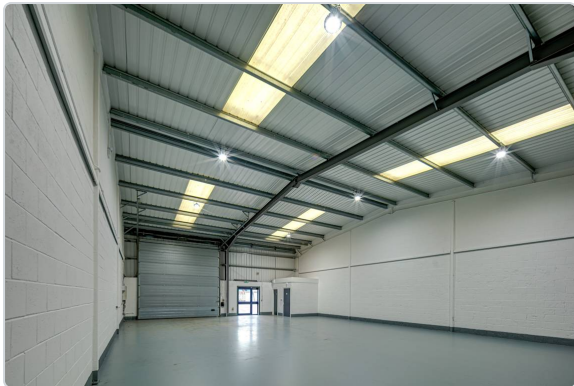


On-site parking

Available to Let

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Description

These excellent modern light industrial units are located on the well-established Fenton Industrial Estate. The property is of steel portal frame construction with blockwork walls. It offers large roller shutter doors open to the warehouse, 5 m eaves, three-phase electricity, LEDs throughout, and WC facilities.

Outside, there is a large, shared yard and car park area to the front.

Location

Fenton Trade Park is accessed from Victoria Road, linking to Hanley City Centre.

The estate is situated 1.5 miles from the A500, which links to M6 J15 & 16. The A50 is also within 1.5 miles and provides links to Uttoxeter and Cheadle.

Further information

Rent	Terms	Legal costs
Monthly rent is an estimate based on a three-year term, excluding VAT, insurance, service charge. Payment terms vary.	Available on new full repairing and insuring leases.	All parties will be responsible for their own legal costs incurred in the transaction.

[Book a viewing](#)

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Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)	EPC
Block D Unit 3	Warehouse	2,293	Immediately	1,910	A
Block C Unit 4	Warehouse	2,820	Immediately	2,350	A
Total		5,113			

Rent is quoted on a per calendar month basis and is provided as a market estimate, subject to change on an assumed three year term. Rent is exclusive of rates, VAT, insurance, and service charge. Please note that rent payment may not be due monthly.

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