



NORTHERN TRUST
INVESTMENT | DEVELOPMENT | REGENERATION

ROWAN TRADE PARK

Neville Road, Bradford

Trade Counter / Workshop Development

TO LET

UNITS FROM 1,695 Sq Ft (158 SQ M)
UP TO 6,604 Sq Ft (613 SQ M)



J26 M62
M606 off A650

Rowan Trade Park comprises a high quality industrial / trade counter development providing a total of 32,910 sq ft (3,057 sq m) in individual units ranging from 1,695 sq ft (158 sq m) to 6,604 sq ft (613 sq m).

rowan trade park NEVILLE ROAD, BRADFORD



What you get at Rowan Trade Park...

FLOOR LOADING 37.5 KN/SQ M

4 METRES TO UNDERSIDE OF HAUNCH

BRICKWORK AND PROFILE COMPOSITE CLADDING

GENEROUS CAR PARKING

FULLY FENCED SITE

LANDSCAPED ENVIRONMENT

REMOTELY MONITORED CCTV SYSTEM





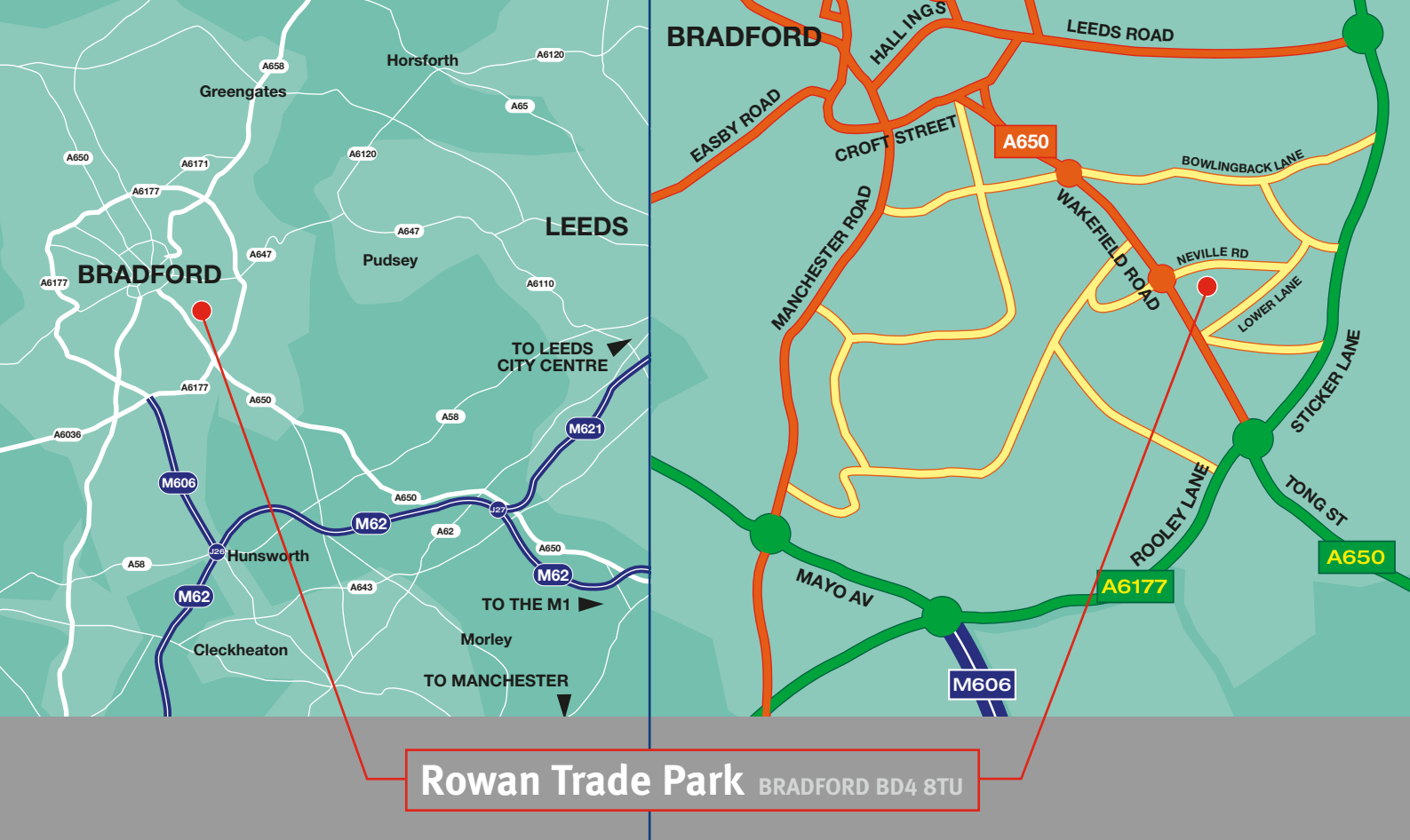
UNIT	SQ M	SQ FT
BLOCK 1		
1	307	3,302
2	307	3,302
BLOCK 2		
3	213	2,293
4	158	1,695
5	158	1,695
6	294	3,165
BLOCK 3		
7	164	1,765
8	158	1,695
9	158	1,695
10	203	2,185
BLOCK 4		
11	307	3,302
12	202	2,170
13	202	2,170
14	230	2,476
TOTAL	3,057	32,910

Reasons to choose Rowan Trade Park...



- BRAND NEW BUILDINGS**
- CLOSE TO CITY CENTRE/MOTORWAYS**
- PROMINENT LOCATION**
- GOOD CORPORATE IMAGE**
- COMPETITIVE RENTS**
- FLEXIBLE TERMS**





Where to find Rowan Trade Park...

Rowan Trade Park is situated off the main A650 Wakefield Road that links with the Bradford Ring Road and the M606/M62. Bradford City Centre lies one mile to the North, and Leeds is situated approximately eight miles to the east. Bradford benefits from direct access to the M62 corridor via the M606, with Manchester and Leeds within a 40 minute and 20 minute drive time respectively. Occupiers in the vicinity include ICS Cash & Carry, Federal Mogal Automotive, HSS Hire Centers, and Plumb Center.

VAT

All rents and other charges will be subject to VAT at the standard rate.

Terms

For full details of asking rents, terms and availability contact the joint letting agents:

Planning

Planning consent has been granted for B2, with permitted change to B1 or B8 uses light / general industrial and warehousing.

Economic Assistance

Contact Invest In Bradford: 01274 437 727.



A development by:



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www.northerntrust.co.uk

Misrepresentation Act

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