



TO LET

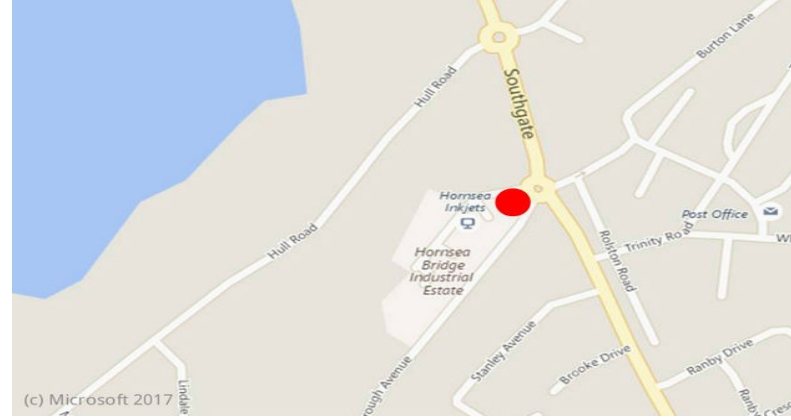
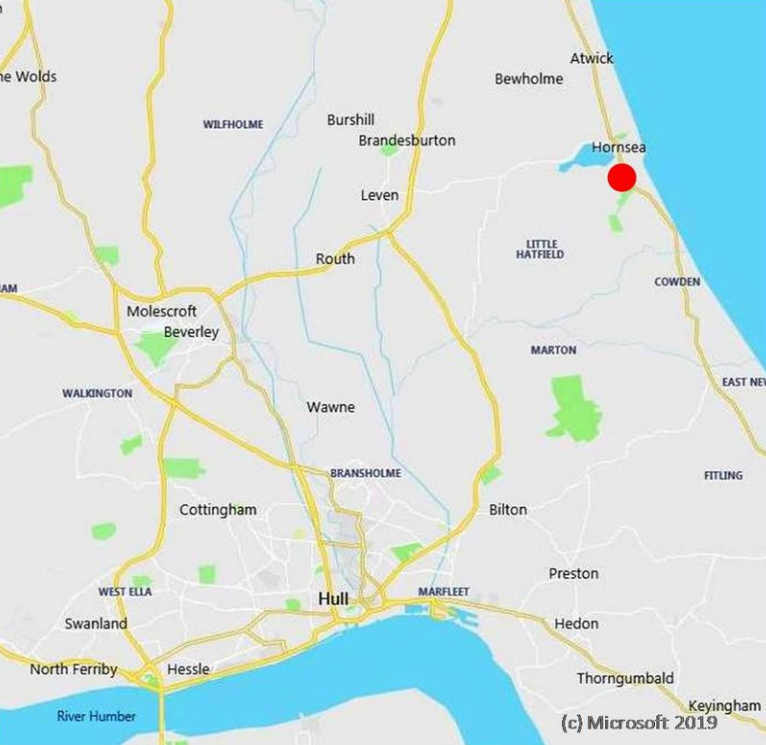
HORNSEA BRIDGE & BRIDGE COURT INDUSTRIAL ESTATE

OLD BRIDGE ROAD, HORNSEA, EAST YORKSHIRE, HU18
1RP



- Mains water, gas and 3 phase electricity
- Sectional or roller shutter loading door and separate personnel entrance door
- Fenced and gated site
- Prominent position on B1242
- Range of Flexible Agreements
- Quick completions often available

WORKSHOP / INDUSTRIAL UNITS
753 sq ft (70 sq m) to 2,009 sq ft (186 sq m)



TRAVEL DISTANCE

	Miles	Mins	
Beverley	14	29	Car
Hull	17	36	Car
Bridlington	15	28	Car
York	44	1hr 19	Car

Source: theAA.com

HORNSEA BRIDGE INDUSTRIAL ESTATE

OLD BRIDGE ROAD, HORNSEA, EAST YORKSHIRE



DESCRIPTION

11 units, ranging in sizes from 753 sq ft to 2,009 sq ft, set out in four blocks on two fenced and gated car park and service yards. The units are steel framed with brick/block walls and profiled insulated metal roofs with translucent rooflights. Each unit has either a sectional or roller loading door and separate personnel door. The larger unit incorporates an office area.

SPECIFICATION

- Reinforced concrete floors
- Mains water, gas and 3 phase electricity
- Fenced and gated site
- Well located

EPC

EPCs are available for vacant units on request.

LOCATION

The estate has a prominent position fronting onto the B1242 between Hornsea Town Centre and Hornsea Freepoint Outlet Village.

TERMS

- Range of flexible tenancy agreements
- Rent payable monthly by direct debit
- Principal Rent subject to annual increase not exceeding 3%
- Tenant repairs and decorates interior (inc doors and windows)
- Landlord repairs and decorates exterior
- Rent Deposit and first month rent payable on completion

VIEWING / FURTHER INFO

For availability and viewing please contact us directly. Business rates information is available from East Yorkshire Council at www2.eastriding.gov.uk



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