



NORTHERN TRUST

WWW.NTPROPERTIES.CO.UK



TO LET

GOLDTHORPE INDUSTRIAL ESTATE

COMMERCIAL ROAD | BARNSELEY | S63 9BL

INDUSTRIAL UNITS

527 - 2,712 SQ FT

KEY FEATURES

- Secure Fenced Site
- Excellent Road Links
- On-Site Parking
- Circulation Areas
- Reinforced concrete floors
- Separate Pedestrian and loading entrances



CONTACT US:



01924 282020



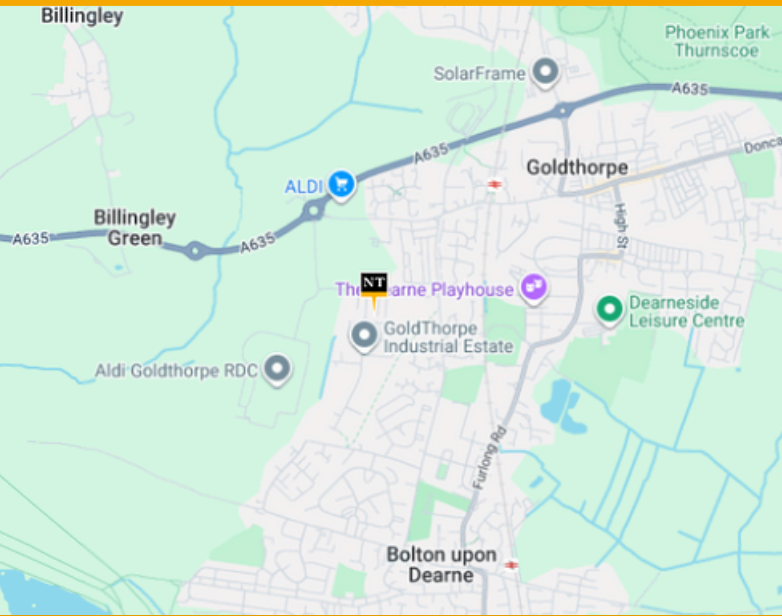
www.ntproperties.co.uk



yorkshire@northerntrust.co.uk

GOLDTHORPE INDUSTRIAL ESTATE

COMMERCIAL ROAD | BARNSELEY | S63 9BL



LOCATION

Goldthorpe Industrial Estate is prominently located just off the A635 Deane Valley Parkway in Goldthorpe, South Yorkshire.

Positioned midway between Barnsley and Doncaster, the estate benefits from excellent transport connections, with the M1 motorway less than a 15-minute drive to the west and the A1(M) less than a 10-minute drive to the east. Goldthorpe train station is situated less than a mile from the estate, providing strong public transport links.

The estate also enjoys good access to local amenities, including Dearneside Leisure Centre just a 17-minute walk away, as well as a range of nearby shops, eateries, and services within the Goldthorpe area.

MODERN INDUSTRIAL UNITS 527 - 2,712 SQ FT

DESCRIPTION

Goldthorpe Industrial Estate extends to 35,624 sq ft and comprises 25 modern workshop and industrial units arranged across three blocks. The units range in size from 527 sq ft to 2,712 sq ft, providing flexible accommodation suitable for a variety of occupiers including start-ups and expanding businesses.

Constructed of steel frame with reinforced concrete floors, brickwork and metal cladding to the elevations, and pitched insulated metal deck roofs with translucent panels, the units provide durable and practical workspace.

KEY FEATURES

- 25 modern workshop and industrial units
- Shared forecourt and circulation space
- Mains services including three-phase electricity
- Integrated WC facilities
- Local shops, services, and amenities nearby
- Goldthorpe train station less than 1 mile away
- Less than 15 minutes drive to the M1 (west)
- Less than 10 minutes drive to the A1(M) (east)
- Dearneside Leisure Centre within walking distance



EPC

A copy of the individual EPC certificates are available upon request.

TERMS

There are a range of flexible leasing options available. For further details please contact us.

VIEWING & FURTHER INFO

For further information or to arrange a viewing, please contact one of the letting agents.



BUSINESS UNITS TO LET ACROSS THE UK

Follow us on



MISREPRESENTATION ACT: Northern Trust on behalf of proposing vendors or lessors and on their own behalf give notice that: (i) These particulars are set out as general information only for the assistance of intending purchasers or lessees. They do not constitute nor constitute part of an offer and will not be incorporated in any contract term; (ii) all descriptions, dimension, references to condition and necessary permissions for use and occupation, and other details are provided in good faith but without any liability of any kind on any proposing vendors or lessors. Any intending purchaser or lessee shall not rely on such information which is given on condition that any intending purchasers or lessors shall satisfy themselves by their own inspections or other enquiries about the property in all respects; (iii) no partner and no person employed by Northern Trust has any authority to make any representation or give any warranty whatsoever in relation to this property whether on behalf of proposing vendors or lessors of Northern Trust. Designed by Northern Trust Company Limited, January 2026.