

TO LET

Industrial / Storage Units



**Pontymister Industrial Estate, Risca, Gwent,
NP11 6NP**

- Excellent location
- Ideal starter units
- Flexible lease terms

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Location:

Pontymister Industrial Estate is located on the outskirts of Risca on the A467 approximately 4 miles north of Junction 28 of the M4.

Description:

The Units are self contained industrial units of steel portal frame construction and are located in a number of terraces. The estate offers great starter units from 329 ft².

Accommodation:

Unit No	Sq M	Sq Ft
2	78.59	846
6	104.05	1,120
7	78.97	850
9	30.56	329
17	41.34	445

Rent:

On application

Terms:

The units are being offered to let on new FRI leases for a term of years to be agreed.

Legal Costs:

Each party is to be responsible for their own legal costs incurred in the transaction.

Rates:

All properties are subject to business rates.

VAT

All figures quoted are exclusive of VAT.

Viewing & Further Information:

By prior appointment with the sole letting agents:
Steepholm Property Advisors

Contact:

Phil Griffiths

Steep Holm Property Advisors

07817 265 928

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Subject to Contract August 2010