

**Units 1 & 2, Milner Way, Ossett, West Yorkshire, WF5 9JE****AVAILABLE**

EXCELLENT INDUSTRIAL INVESTMENT FOR SALE

Potential for growth

Convenient location close to junction 40 of the M1 motorway

Rental income £74,255 per annum

Established tenants

Please contact our office for further information



17,803 SqFt (1,653.90 SqM)

**Freehold** £800,000**Rateable Value 2017:****Unit 4, Greens Industrial Park, Caldervale Road, Wakefield, WF1 5PF****UNDER OFFER**

HEAVY INDUSTRIAL WORKSHOP / WAREHOUSE UNIT

Broadly rectangular high bay unit

TO LET  
2 Overhead cranes

2 full height roller shutter doors

Available now

Please call to arrange a viewing



16,970 SqFt (1,576.51 SqM)

**Leasehold** £4 - Per Sq ft**Rateable Value 2017:** £109,000**Units 8 & 9, Diamond Business Park, Wakefield, West Yorkshire, WF2 8PT****UNDER OFFER**

WORKSHOP / WAREHOUSE TO LET

3 phase electricity

Automatic roller shutter doors

Two cranes

Car &amp; Commercial car parking available

1.25 Miles from junction 39 of the M1 motorway and 1 mile South West of Wakefield City Centre



13,844 - 23,358 SqFt (1,286.11 - 2,169.96 SqM)

**Leasehold** £82,000 - Per Annum**Rateable Value 2017:****Units 14c, Greens Industrial Park, Calder Vale Road, Wakefield, WF1 5PE****AVAILABLE**

WAREHOUSE/WORKSHOP UNITS TO LET

Can be taken as a whole or will divide into 3 separate units

5.49m clear working height

Roller shutter door access

Ready for immediate occupation

Please contact our office for further information



9,978 SqFt (926.96 SqM)

**Leasehold** £4 - Per Sq ft**Rateable Value 2017:** £38,750

**6-8 Lawfield Lane &, 47, 49 Westgate End, Wakefield, WF2 9RL****UNDER OFFER**

PART LET INVESTMENT FREEHOLD FOR SALE      Very visible main road trading position

Minutes drive from the M1 motorway              Ready for immediate occupation

Security shutters to the front                      Sales area with sizeable display window

**Leasehold** £15,000 - Per Annum

7,930 SqFt (736.70 SqM)

**Freehold** £245,000**Rateable Value 2017:****Thornes Lane, Wakefield, West Yorkshire, WF1 5RW****AVAILABLE**

RARE OPPORTUNITY TO LET                      Tradecounter/offices and warehouse

Available after refurbishment June 2018      On site car parking

Please contact our office for further information      Close to Hepworth Gallery

**Leasehold** - On Application

7,000 - 23,544 SqFt (650.30 - 2,187.24 SqM)

**Rateable Value 2017:** £86,000**Units 14b, Greens Industrial Park, Calder Vale Road, Wakefield, WF1 5PE****AVAILABLE**

WAREHOUSE/WORKSHOP UNITS TO LET      Restricted access

5.49m clear working height                      Restricted roller shutter door access

Ready for immediate occupation                  Please contact our office for further information

**Leasehold** £4 - Per Sq ft

5,808 SqFt (539.56 SqM)

**Rateable Value 2017:** £22,500**Unit 9 Thorpe Hill Farm, Wakefield, West Yorkshire, WF3 3BX****AVAILABLE**

WAREHOUSE WITH VERY GENEROUS YARD SPACE TO LET      Plus separate office building

Approx 0.25 acres                                      20ft high roller shutter door

On site car parking                                      Please contact our office for further information

**Leasehold** £44,200 - Per Annum

5,671 SqFt (526.84 SqM)

**Rateable Value 2017:**

**Units 7 & 8, Sterling Industrial Estate, Carrwood Road , Glasshoughton, West****AVAILABLE****Yorkshire. WF10 4PS**

WAREHOUSE/WORKSHOP TO LET

Includes office space

3 phase electricity

Gas supply, water and mains drainage

Ample on site car parking

Please contact our office for further information

**Leasehold** £29,000 - Per Annum

4,626 SqFt (429.76 SqM)

**Rateable Value 2017:** £28,000**109a - 109f Westgate, Wakefield, WF1 1EW****AVAILABLE**

PART LET WORKSHOP INVESTMENT WITH DEVELOPMENT POTENTIAL FREEHOLD FOR SALE

6 small workshop units

4 units tenanted and 2 vacant

Suitable for future development

Situated behind the Elephant &amp; Castle pub



4,353 SqFt (404.39 SqM)

**Freehold** £190,000**Rateable Value 2017:****31 South Parade, Ossett, WF5 0EF****UNDER OFFER**

SUBSTANTIAL COMMERCIAL GARAGE WITH OFFICES

With yard area

TO LET

Convenient for Ossett town centre and junction 40 of the M1 motorway

Roller shutter door and 3 phase electricity

Inspection pits

**Leasehold** £24,000 - Per Annum

3,989 SqFt (370.58 SqM)

**Rateable Value 2017:** £15,250**Unit 4, Dearne Valley Industrial Estate, Park Mill Way, Clayton West,****AVAILABLE****Huddersfield. Yorkshire. HD8 9XI**

SUPERB COMMERCIAL SPACE

Gas central heating, UPVC double glazing

TO LET

12 Car parking spaces

Close to M1 motorway

Please contact our office for more information

**Leasehold** £27,500 - Per Annum

3,116 SqFt (289.48 SqM)

**Freehold** £285,000**Rateable Value 2017:** £15,500

**1 Grantley Way, Wakefield, West Yorkshire, WF1 4PY****AVAILABLE**

PROMINENT WORKSHOP FOR SALE

By way of long leasehold

Car parking to the rear

8ft Roller shutter door

3 Phase electricity

Convenient for city centre and motorway network



2,736 SqFt (254.17 SqM)

**Freehold** £225,000**Rateable Value 2017:** £14,250**Unit 1, 17 Dewsbury Road, Wakefield, Yorkshire, WF2 9BL****AVAILABLE**

FORMER GARAGE &amp; MOT TESTING STATION

To let by assignment

14ft roller shutter door

Visible trading position

car parking

Close to motorway network and city centre

**Leasehold** £17,500 - Per Annum

2,720 SqFt (252.69 SqM)

**Rateable Value 2017:** £13,500**Units 7, Sterling Industrial Estate, Carrwood Road, Glasshoughton, West Yorkshire. WF10 4PS****AVAILABLE**

WAREHOUSE/WORKSHOP TO LET

Includes office space

3 phase electricity

Gas supply, water and mains drainage

Ample on site car parking

Please contact our office for further information

**Leasehold** £16,000 - Per Annum

2,638 SqFt (245.07 SqM)

**Rateable Value 2017:****Unit 11 Ashley Industrial Estate, Wakefield Road, Ossett, West Yorkshire, WF5 9JD****AVAILABLE**

SINGLE STOREY WAREHOUSE TO LET

Ideal for light industrial/trade counter operators

Close to M1 motorway

Flexible terms

please call our office for further information

**Leasehold** £16,500 - Per Annum

2,500 SqFt (232.25 SqM)

**Rateable Value 2017:** £15,750

**126a Weeland Road, Knottingley, West Yorkshire, WF11 8DA****AVAILABLE**

WAREHOUSE/WORKSHOP TO LET

Modern steel portal frame unit

2 full size roller shutter doors

Onsite car parking

Additional mezzanine storage

A short distance from Junction 32a of the m62 motorway and its intersection with the A1(m)

**Leasehold** £12,000 - Per Annum

2,372 SqFt (220.36 SqM)

**Rateable Value 2017:****127, Calder Vale Road Industrial Estate, Calder Vale Road, Horbury, West Yorkshire. WF4 5ER****AVAILABLE**

WORKSHOP &amp; OFFICES

Good forecourt car parking

TO LET

3 phase electricity and electric storage heaters

Open plan offices adjoining

Good access to motorway network

**Leasehold** £9,000 - Per Annum

2,082 SqFt (193.42 SqM)

**Rateable Value 2017:** £7,150**Units 8, Sterling Industrial Estate, Carrwood Road, Glasshoughton, West Yorkshire. WF10 4PS****AVAILABLE**

WAREHOUSE/WORKSHOP TO LET

Includes office space

3 phase electricity

Gas supply, water and mains drainage

Ample on site car parking

Please contact our office for further information

**Leasehold** £13,000 - Per Annum

1,988 SqFt (184.69 SqM)

**Rateable Value 2017:****Unit 10, Linfit Court, Colliers Way, Clayton West, Huddersfield, West Yorkshire. HD8 9WL****AVAILABLE**

HYBRID OFFICE/SHOWROOM UNIT TO LET

By way of assignment

3 phase electricity

First floor offices

Forecourt parking spaces

Please contact our office for further information

**Leasehold** £13,440 - Per Annum

1,567 SqFt (145.57 SqM)

**Rateable Value 2017:** £11,750

**68 Thornes Lane, Wakefield, West Yorkshire, WF1 5RR****AVAILABLE**

VERY PRACTICAL WAREHOUSE/SECURE STORE TO LET Plus secure car parking

Ready for immediate occupation

7ft 6in high access door

Gas warm air blower

Close to motorway network and city centre

**Leasehold** £6,500 - Per Annum

1,016 SqFt (94.39 SqM)

**Rateable Value 2017:** £10,250**Whitwood Enterprise Park, Speedwell Road, Whitwood, West Yorkshire, WF10 5PX****AVAILABLE**

INDUSTRIAL UNITS TO LET

Three phase electricity

Roller shutter doors

On site car parking

Flexible terms

Convenient for Pontefract, Castleford, Normanton, junction 31 M62 motorway and the M1 motorway and A1

**Leasehold** - On Application

1,000 - 3,000 SqFt (92.90 - 278.70 SqM)

**Rateable Value 2017:****1 Trinity Church Gate, Wakefield, West Yorkshire, WF1 1TX****AVAILABLE**

SHOP UNIT TO LET

Detached retail premises

Wc facilities are provided for

Available on a 3 year lease with a break at anytime after the first 6 months by serving 3 months written notice  
Up to 100% rates relief

Realistic rent

**Leasehold** £250 - Per month

126 SqFt (11.71 SqM)

**Rateable Value 2017:** £1,535**Horbury Junction Industrial Estate, Caldervale Road, Horbury, Wakefield, West Yorkshire. WF4 5ER****AVAILABLE**

NEW INDUSTRIAL DEVELOPMENT

1.5 acre site, may sell with planning permission

7m eaves height with 5m roller shutter door

Dedicated onsite car parking with ample HGV access

Steel portal frame construction with profile metal cladding

Less than 2 miles from junction 40 of the M1 motorway

**Leasehold** - On Application

1.51 Acres (0.61 Hectares)

**Freehold****Rateable Value 2017:**

**Woodhead House, Car Parking Spaces, 8-10 Providence Street, Wakefield, WF1**

**AVAILABLE**

**3BG**

CITY CENTRE CONTRACT CAR PARKING Single and Tandem spaces available

Flexible licence agreements 3 locations available

Quarterly rents Please call for availability



1 - 2 Parking Space (1 - 2)

**Rateable Value 2017:**

**Former Palace Bingo, Station Lane, Featherstone , WF7 5BJ**

**AVAILABLE**

TOWN CENTRE DEVELOPMENT SITE With planning permission for 4 town houses, 4 retail units and 6 apartments

FREEHOLD FOR SALE  
Approx 0.27 acres The site can be identified by our for sale board

main road location Please contact our office for further information



0.27 Acres (0.11 Hectares)

**Freehold** £275,000

**Rateable Value 2017:**

**Yard At Victoria Works, Benjamin Street, Wakefield, WF2 9AR**

**AVAILABLE**

STORAGE LAND TO LET Approximately 0.25 of an acre

Partially enclosed Flexible terms

Close to Wakefield city centre Please contact our office for further information.



0.25 Acres (0.10 Hectares)

**Leasehold** £115 - Per week

**Rateable Value 2017:**