

WHARFEDALE PROPERTY CO.

INVESTMENT PROPERTY FOR SALE

Ground Floor Workshop Premises

1 Ward Street,
Dewsbury, WF13 2EW.



1,322 sq ft

- Two workshop areas with shutter doors
- Located close to Dewsbury/Batley town centres
- Three-phase electricity
- Excellent value

- EPC Rating – D (99)

Tel. 01924 476496 www.wharfedaleproperty.co.uk

Email: info@wharfedaleproperty.co.uk

Wharfedale House, Smithies Lane, Birstall. WF17 9HR.

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LOCATION

Ward Street is located just off Bradford Road (A652) and is equidistant to both Dewsbury and Batley town centres. Ward Street is approximately 4 miles from junctions 27 and 28 of the M62 and approximately 7 miles from junctions 40 and 41 of the M1.

DESCRIPTION

The property comprises: A single storey workshop/storage unit under a single pitched timber and asbestos cement sheet roof. There are two workshop areas, with a roller shutter door in each section. The unit benefits from a three-phase electricity supply.

ACCOMMODATION

The following floor area is provided: **1,322 sq ft**

Price: £55,000 plus VAT

TENANCY

The sale is subject to a Tenancy in favour of C2K Upholstery Ltd. Details available on request.

VENDOR

Wharfedale Limited, Wharfedale House, Birstall. WF17 9HR

VIEWING ARRANGEMENTS

Mark Connors	Wharfedale	01924 476496
Alec Michael	Michael Steel	0113 234 8999

Misrepresentation Act 1967

Important Notice: Whilst every care has been taken to ensure accuracy, the contents of this literature do not form part of or constitute a representation or warranty, and should be treated as a guide only. For accurate details the interested party is advised to consult the selling agents and or satisfy themselves by inspection. Misrepresentation Act 1967. This brochure and description therein does not form any part of a contract, and while every effort has been made to ensure accuracy, this cannot be guaranteed.

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