



# Industrial unit for rent

Location - Wheal Jane

Substantial industrial unit of approx 196m<sup>2</sup> (2116ft<sup>2</sup>) with 8.5m (27.5 ft) ceiling height and 5ton overhead crane.

Parking, outside open storage and on site services.

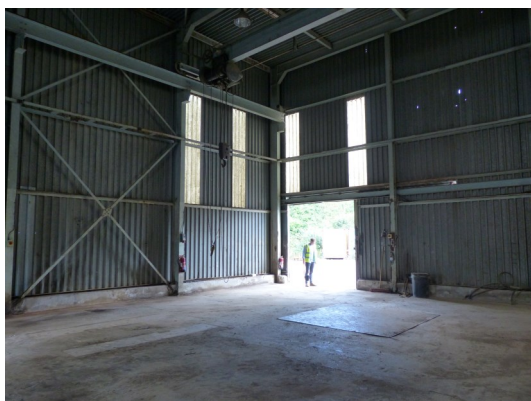


- Secure site
- Excellent access
- Internal dimensions approx. 14.10m (46ft) x 14.1m (46ft)
- Level concrete floor
- Vehicle and pedestrian entrances
- Parking and open storage adjacent
- On site services, electrical, fabrication etc
- 3 phase power
- Below ground store
- Toilet and hand wash facility



## Optional

- Space heater
- Extraction system



**£15,870 pa exclusive plus vat**

**Tel 01872 560200**