


# TO LET

Holme Road, Market Weighton, East Riding Of Yorkshire,  
YO43 3EW

**7,433 Sq Ft (690.53 Sq M) on a site of 0.8 acres**

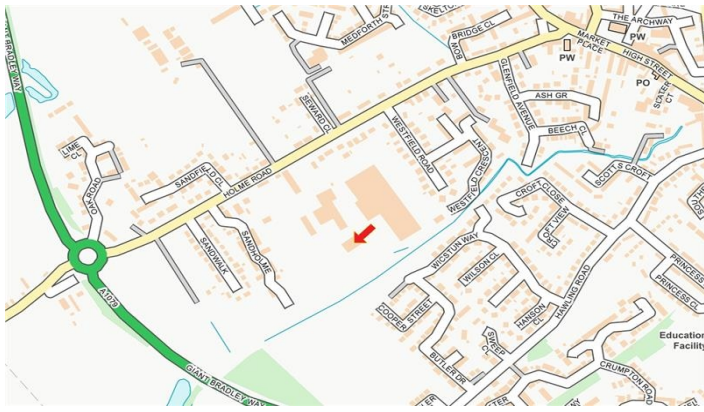
## Modern Detached Industrial / Warehouse Unit

- Good access to York, Hull and the M62 Motorway, as well as North and East Yorkshire
- Large yard area with the potential to secure
- Eaves height of 7.92 metres
- Loading via 4 electric ground level doors
- Fully secure site with CCTV and security gatehouse

 **0113 245 6000**

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## Location

The subject premises are situated on the south west fringe of Market Weighton and is located just over 6.5 miles from Pocklington, just under 8 miles from Junction 38 of the M62 Motorway and circa 11 miles from Beverley Town Centre.

The property itself is accessed off Holme Road, which leads directly onto Giant Bradley Way / York to Hull Road (A1079).

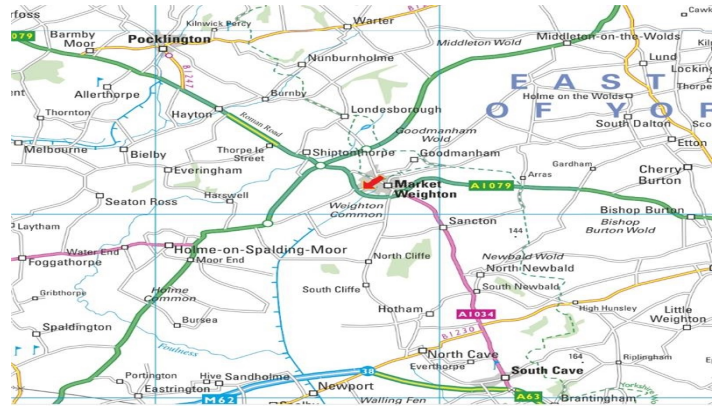
## Description

The property provides a modern detached industrial / warehouse unit, which benefits from the following specification;

- Large yard area with the potential to secure
- Eaves height of 7.92 metres
- Loading via 4 electric ground level doors
- Fully secure site with CCTV and security gatehouse

## Accommodation

Accommodation	Sq. m	Sq. ft
Warehouse	690.50	7,433
<b>Total</b>	<b>690.50</b>	<b>7,433</b>



## Terms

The property is available by way of a new full repairing and insuring lease for a term of years to be agreed.

Rent on application.

## EPC

A copy of the EPC certificate and report are available on request.

## Legal Costs

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

## Viewings

For further information or to arrange a viewing please contact;

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