

Industrial Unit

# INDUSTRIAL UNITS AND LAND ABERGELE ROAD, RHUDDLAN,

£45,000

## FEATURES

- Section c only available



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PHOTOGRAPHY BY  
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# 0 Bedroom Industrial Unit located in Rhuddlan


A Large and secure area of commercial use land, light industrial units and office space conveniently located at the end of the A525 Rhuddlan to St Asaph dual carriageway connecting with the A55 at Junction 27 some 2.3 miles away (4 minutes by road). The land and buildings are available on new lease either as a whole or in part. The land is divided into three sections and lends itself to a variety of different uses. Located just off the main roundabout adjacent to KFC, Aldi, Premier Inn and Table Table, the convenient location makes for easy access to all of North Wales and beyond

Call us on

**01745 592616**

[rhuddlan@williamsestates.com](mailto:rhuddlan@williamsestates.com)

## Council Tax Band

Energy Efficiency Rating		
	Current	Potential
<i>Very energy efficient - lower running costs</i>		
(92 plus) <b>A</b>		
(81-91) <b>B</b>		
(69-80) <b>C</b>		
(55-68) <b>D</b>		
(39-54) <b>E</b>		
(21-38) <b>F</b>		
(1-20) <b>G</b>		
<i>Not energy efficient - higher running costs</i>		
<b>England &amp; Wales</b>		EU Directive 2002/91/EC 

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers are advised to recheck the measurements.

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