



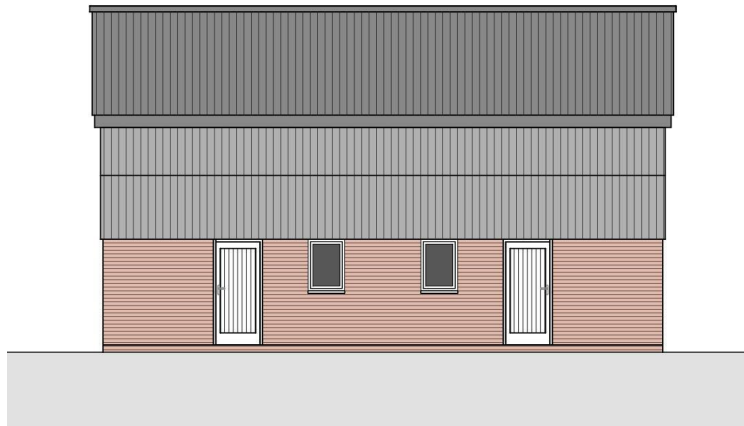
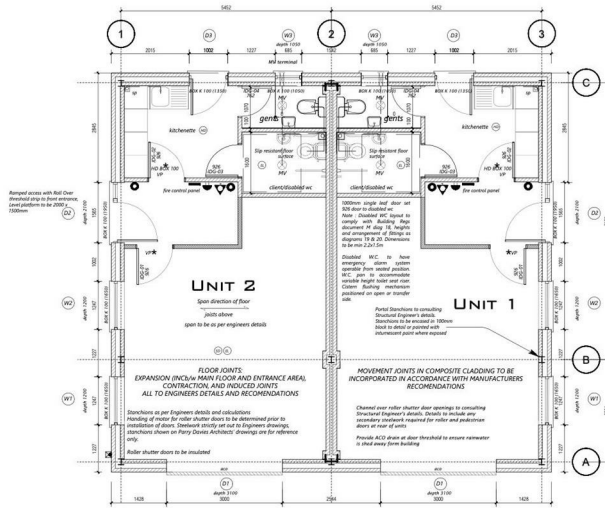
**Unit 1/2, 109 Marsh Road, Rhyl, LL18
2AB**

£600 PCM plus VAT

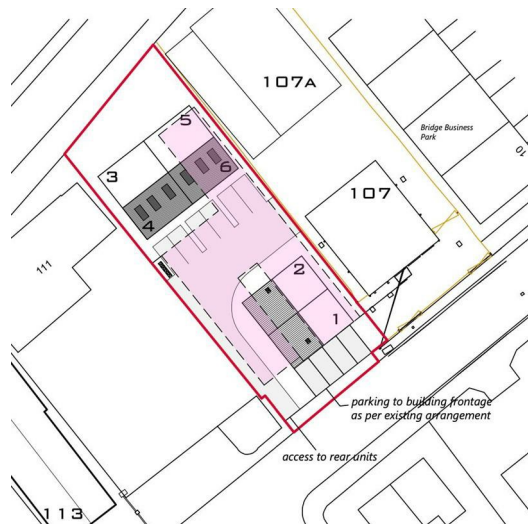
EPC - TBC Council Tax Band - Business Rates Apply

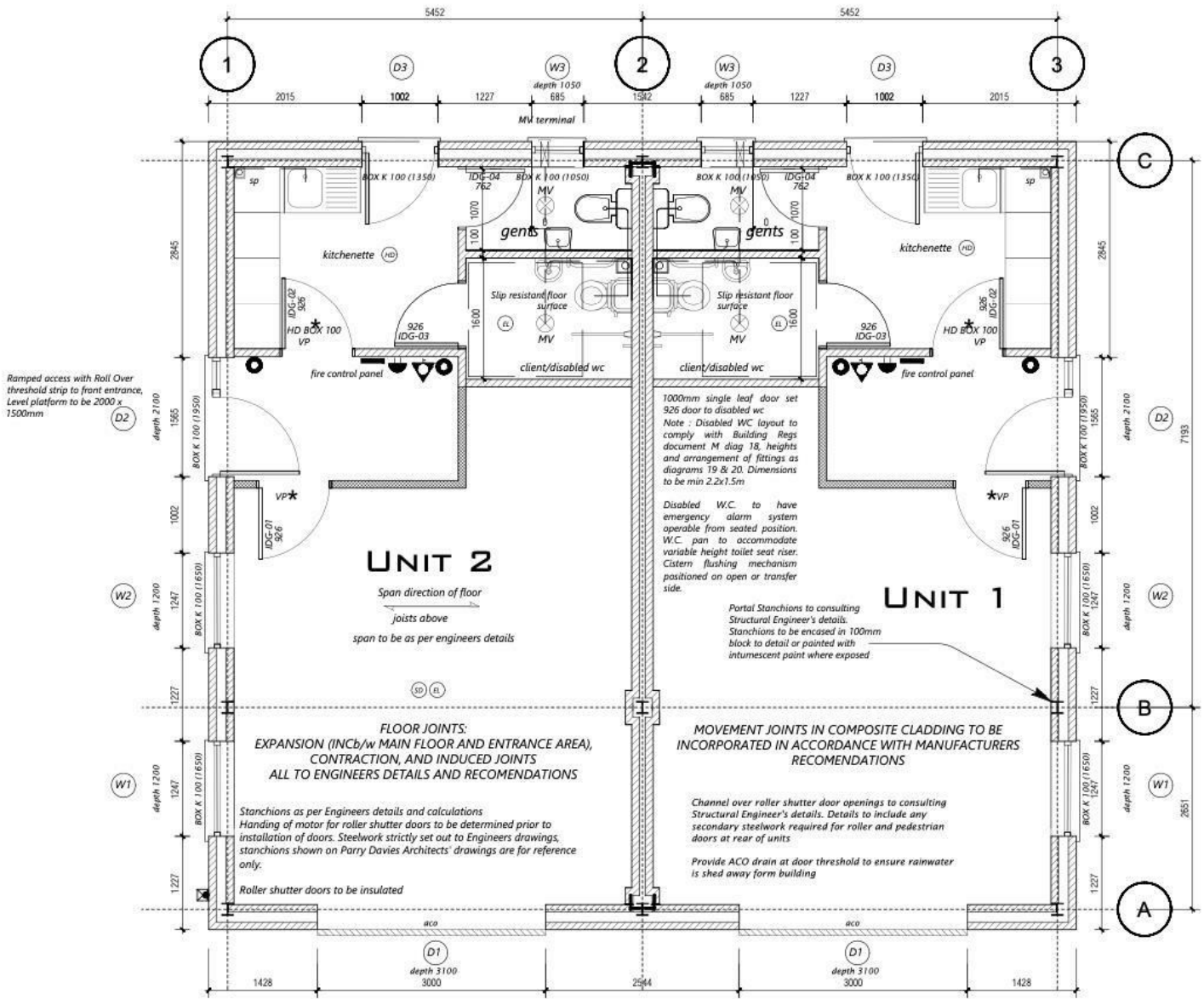
Units for Rent, Marsh Road Rhyl

An excellent opportunity to rent a newly built Unit to a high specification, located on a busy road in the town of Rhyl and within easy access to all local amenities. The total floor area of each unit is 50m² / 538 sq ft P/A ratio 2.14, with each unit subject to VAT. Internal viewing is highly recommended to fully appreciate the size each unit has to offer.



REAR ELEVATION





Energy Efficiency Rating

	Current	Potential
Very energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		

England & Wales EU Directive 2002/91/EC

Call us on
01745 888900
Prestatyn@williamsestates.com

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 themselves.