



## TO LET

### Open Storage Compounds

1 - 7.28 Acres (0.4 - 2.95 Hectares)

- Excellent location within minutes of Junction 42 of the A1(M)
- Available for immediate occupation

Bishopdyke Road | Sherburn In Elmet | Leeds | LS25 6JG



# S2 STORAGE

SHERBURN2



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## LOCATION

Sherburn Storage Land is situated in an excellent location for access to the motorway network. Junction 42 of the A1(M) is just minutes away which provides good connections to Leeds, the M1 and the M62. Which in turn provides links to the coastal ports of Hull and Grimsby and regional rail and airports. The site will provide direct access via a new spine road that will be completed for April 2023.

## DESCRIPTION

The site provides an open storage area on the existing asphalt surface of the former Aero runway. The site is predominately level and each compound can be fenced and gated. The site can offer compounds from 1 acre to 7.28 acres to meet on an occupiers requirements. Existing occupiers include Portakabin.

## ACCOMMODATION

Compounds on offer of between 1 acre and 7.28 acres.

## SERVICES

The site can be connected to mains electricity with a supply of 20kva.

## VAT

All figures are quoted exclusive of VAT.

## LEGAL COSTS

Each party will be responsible for their own legal costs incurred in this transaction.

## TERMS

The site is available on a leasehold basis for a number of years to be agreed. Rent on application.

## VIEWING

For viewing arrangements or to obtain further information please contact:

  
**Glentrol**  
Estates

  
**0113 200 1800**  
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