

HUNTERS[®]

HERE TO GET *you* THERE



Felindre Court

Pencoed Technology Park, Bridgend, CF35 5AQ

£18,300 Per Annum



RENTAL VALUE PER ANNUM - £18,300.00 plus VAT
SERVICE CHARGE PER ANNUM - £500.00 plus VAT
3/5 YEAR LEASE DEAL AVAILABLE (OR LONGER IF REQUIRED)

A new build light industrial/business unit located on the Felindre Court Business Park set within a development of 18 new build business units built to a very high specification. Design & windows perfect for a mezzanine floor if required.

Pencoed Technology Park is strategically located just one mile or so from Junction 35 of the M4 Motorway with nearby occupiers including Sony UK, Ortho Clinical Diagnostics, National Imaging Academy Wales and ReNureon. The estate provides easy access to the local area as well as fast links to Cardiff 20 miles to the east and Swansea is 22 miles to the west.

- The unit provides for a footprint of 1469sq.ft to a shell finish



Area Map



Floor Plans



Energy Efficiency Graph



These particulars are intended to give a fair and reliable description of the property but no responsibility for any inaccuracy or error can be accepted and do not constitute an offer or contract. We have not tested any services or appliances (including central heating if fitted) referred to in these particulars and the purchasers are advised to satisfy themselves as to the working order and condition. If a property is unoccupied at any time there may be reconnection charges for any switched off/disconnected or drained services or appliances - All measurements are approximate.

THINKING OF SELLING? If you are thinking of selling your home or just curious to discover the value of your property, Hunters would be pleased to provide free, no obligation sales and marketing advice. Even if your home is outside the area covered by our local offices we can arrange a Market Appraisal through our national network of Hunters estate agents.