Bridge Works, Stepney Lane,
Hull, HU5 1HX

TO LET

General industrial, storage
& distribution uses

Accommodation from
25 sq m (270 sq ft) to
211 sq m (2,275 sq ft) available

The site offers a range of units
with car parking available

Register interest now

Rents available on request

Scotts
01482 325634

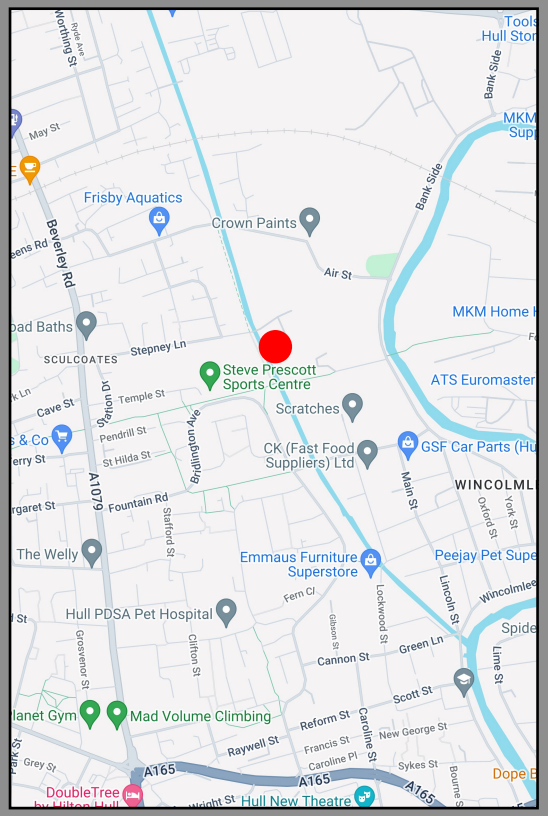






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TO LET



Scotts
01482 325634
www.scotts-property.co.uk

LOCATION/DESCRIPTION

The site is situated on the east side of Stepney Lane, approximately 1m north of Hull city centre. The site comprises a mix of sizes and construction types. Accommodation can be taken individually or collectively depending on requirements.

ACCOMMODATION

Hybrid 1	118.45 sq m	(1,275 sq ft)	Hybrid 10	74.32 sq m	(800 sq ft)
Hybrid 2	211.35 sq m	(2,275 sq ft)	Hybrid 11	97.55 sq m	(1,050 sq ft)
Hybrid 3	75.25 sq m	(810 sq ft)	Hybrid 12	100.15 sq m	(1,078 sq ft)
Hybrid 4	120.03 sq m	(1,292 sq ft)	Hybrid 13	147.99 sq m	(1,593 sq ft)
Hybrid 5	120.03 sq m	(1,292 sq ft)	Hybrid 14	205.31 sq m	(2,210 sq ft)
Hybrid 6	120.03 sq m	(1,292 sq ft)	Hybrid 15	25.08 sq m	(270 sq ft)
Hybrid 7	120.03 sq m	(1,292 sq ft)	Hybrid 16	37.07 sq m	(399 sq ft)
Hybrid 8	72.00 sq m	(775 sq ft)	Hybrid 17	37.07 sq m	(399 sq ft)
Hybrid 9	95.22 sq m	(1,025 sq ft)	Hybrid 18	37.07 sq m	(399 sq ft)

RATEABLE VALUE

Requires reassessment.

LEASE TERMS

Please register your interest through an appointed agent.

LEGAL COSTS

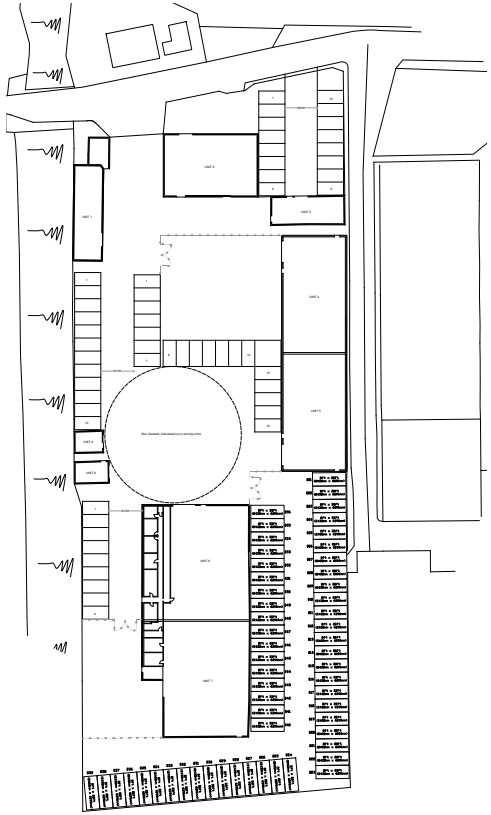
The ingoing Tenant will be responsible for all parties' reasonable legal fees incurred in a transaction.

ENERGY PERFORMANCE RATING: Requires reassessment

FURTHER INFORMATION AND TO VIEW

Contact Rose Cardwell rose@scotts-property.co.uk 07739 590596 or
Tim Powell tim@scotts-property.co.uk 07801 515165.

Joint Agent: Ben Cooper, PPH Commercial
ben.cooper@pph-commercial.co.uk 01482 626912



Not to Scale - For Identification Purposes Only

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