

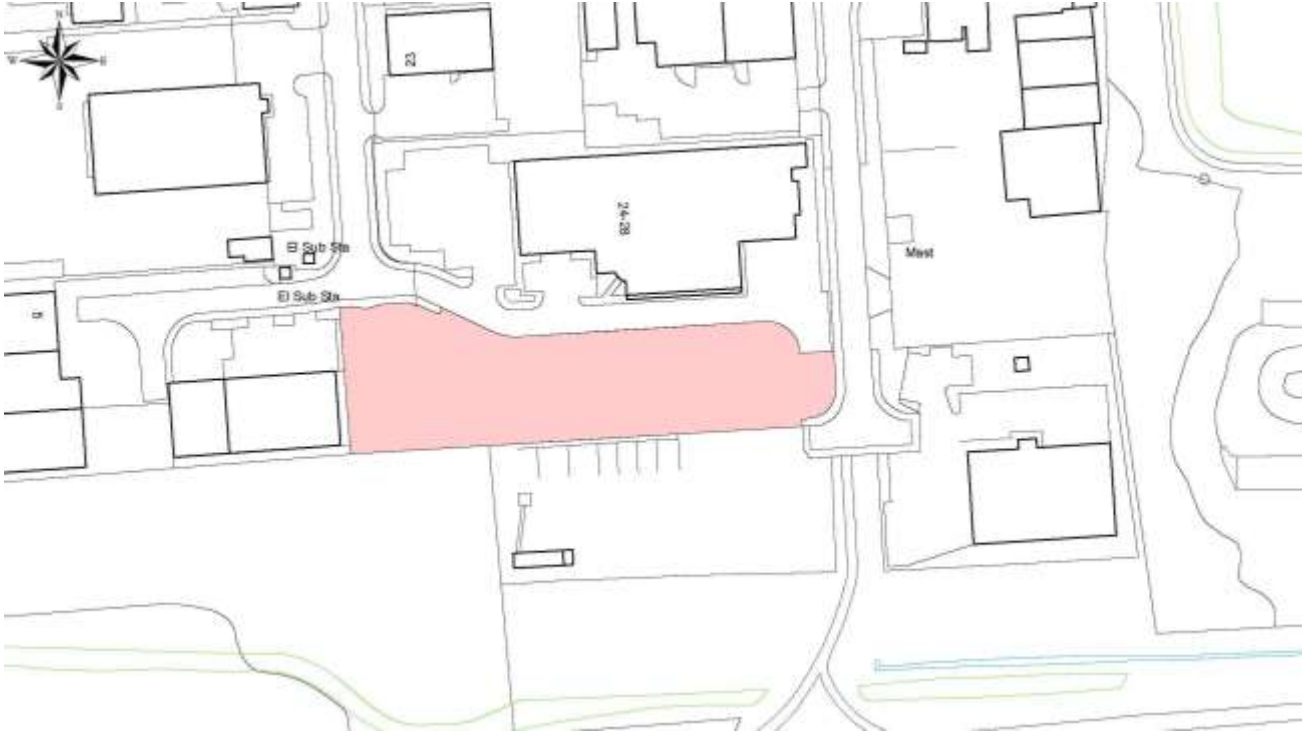


Secure open storage site of around 1
acre (0.40 hectare)

- Located on the established Sweet Briar Industrial Estate
- Power and water to be provided
- To be fully fenced and laid with hardstanding
- Easy access to the A140 outer ring road

**1 BRUNEL WAY, SWEET BRIAR INDUSTRIAL
ESTATE, NORWICH, NR3 2BD**

TO LET



Location

The site is situated on the Sweet Briar Industrial Estate at the southern end of Brunel Way. It is accessed via Frensham Road, one of the main feeder routes on the estate.

This well-established estate was developed in the late 1980's to accommodate a wide range of small and medium sized businesses.

The Estate is adjacent to the A140 which runs from Cromer on the North Norfolk coast down to the A14 dual carriageway.

Nearby occupiers include Rexel, Volvo Trucks, Amazon and Wickes.

Description

The available site is at the end of Frensham Road and adjacent to Albertine Close.

Currently the site is grassland however it is due to be fenced at the front enclosing it fully and to be put to hardstanding.

Accommodation

A total of around 1 **acre (0.40 ha)** is available.

Terms

A lease is available direct from the Landlord.

The quoting rent is £50,000 per annum.

Enquiries to:

To arrange a viewing or for further information, please contact Bidwells:

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