

4151

Workshop Office Units, Tudor
Yard, Ledbury

John Goodwin
01531 634648

[Industrial/Warehouse] Tudor Yard comprises a range of small lock up workshop/office units centrally located within Ledbury at the rear of the main street. The premises vary in terms of their size and facilities although each offers useful accommodation which could be suited to a variety of possible uses.

UNIT 4

Comprising ground floor store 15'4 x 12'7 (approximately 195 SqFt) first floor office 20' x 8' (approximately 160 SqFt)

RENT £195 per calendar month

RATEABLE VALUE £510

UNIT 8

Comprising a storage or light assembly workshop unit with overall dimensions 33' x 22' (approximately 730 SqFt)

RENT £200 per calendar month

RATEABLE VALUE £2075

	Min	Max	Total	
	33	100.8	100.8	SqM
	355	1085	1085	SqFt
Leasehold	£195		£395	Per Month

3579

Lock-Up Comound & Workshop
Unit, Victoria Road , Ledbury

Pughs
01531 631122

[Industrial/Warehouse] A prime town lock-up and workshop unit with good hardcore road access and security fencing. Also with the benefit of 3-phase electricity and ample parking. Presently used as a building yard. In total there is 487 sq.ft. Site includes "L" shaped hardcore stoned storage area and a wooden framed workshop buildings.

	Min	Max	Total	
	45.24	45.24	45.24	SqM
	487	487	487	SqFt

Leasehold



2823

Unit 3 Leighton Court Business
Park, Lower Eggleton, Ledbury

RH & RW Clutton
(01531) 640262



[Industrial/Warehouse or Office] Unit 3 Leighton Court Business Centre is a well-lit property being the middle Unit within a range of converted traditional brick and stone buildings and is set in a farm location. The ground floor is a large open plan area with a small enclosed room to one end. It has a mini kitchen with a range of units/cupboards. The Unit is heated by a LPG gas boiler and radiators and is carpeted. The first floor is a large bright area, but is in the roof void and provided for storage only.

A shared toilet block is located within the building and the cost of cleaning is shared between the occupiers. A car parking area is available in front of the units. The site is covered by CCTV surveillance, subject to a small annual charge by the Landlord in respect of annual maintenance costs. Three Phase electricity and mains water are available.

Min	Max	Total	
83.3	83.3	83.3	SqM
897	897	897	SqFt

Leasehold £325 Per Month

4113

Unit 15 , Court Farm Business
Park, Bishops Frome

John Goodwin
01531 634648



[Industrial/Warehouse] A modern light industrial unit conveniently situated on the attractive Court Farm Business Park approximately midway between Hereford and Worcester. The premises are of brick and blockwork walls with profile steel cladding roofing with inset roof lights. The workshop/factory area is approximately 1,350 SqFt, with a further 140 SqFt office space, also a kitchenette and WC. There is ample parking, loading/unloading and turning space outside. There is a manual roller shutter door of 12' W x 11'7 H. Mains 3 phase electricity, water and drainage are connected to the property.

Min	Max	Total	
125.4	125.4	125.4	SqM
1350	1350	1350	SqFt

Leasehold £6,500 Per Annum Exclusive +
VAT

3889

Unit 7a and Annexe, Lower Road
Trading Estate, Ledbury

John Goodwin
01531 634648



[Industrial/Warehouse] Conveniently situated light industrial premises occupying 2 separate buildings extending in total to approximately 4700 SqFt. Unit 7a offers factory accommodation with office and storage facilities laid out on 2 floors. The building extends in total to approximately 3300 SqFt. The annexe building comprises a separate detached unit of approximately 1400 SqFt and the premises are available as a whole or separately. Car parking is provided to the front of the premises. To the side of the premises double gates lead to a rear yard and roller shutter door access to both premises.

Min	Max	Total	
130.1	436.6	436.6	SqM
1400	4700	4700	SqFt

Leasehold £19,000 Per Annum Exclusive

3389

Units 1 - 4 Pegs Farm, Staplow,
Ledbury

Pughs
01531 631122

[Industrial/Warehouse or Office] A combination of general industrial premises (B1), storage & distribution premises (B8) & Office Premises (B1a), to be let as a whole or in part , pleasant rural surroundings, 3 phase electric, mains water & private drainage on site, ample parking.

Unit 1 - 5,607 sq ft - £1,400 per month

Unit 3 - suitable for conversion to bespoke open plan office on 2 storeys, ground floor 12.1m x 12.2 m - Price on Application

Min	Max	Total	
147.6	520.9	668.5	SqM
1589	5607	7196	SqFt

Leasehold



3898

Unit 3, Baddy Marsh Farm, Lower
Eggleton, Herefordshire

John Goodwin
01531 634648

[Industrial/Warehouse] A spacious light industrial unit extending to approximately 1880 sq ft conveniently situated just off the main A4103 Hereford to Worcester road. There is a forecourt that provides ample parking.

Min	Max	Total	
174.7	174.7	174.7	SqM
1880	1880	1880	SqFt

Leasehold £7,000

Per Annum Exclusive

574

Linton Trading Estate Worcester
Road, Bromyard

Linton Management
01432 840642

[Industrial/Warehouse] Light industrial units. Four unit available . Minimum lease 1 year. (Cost per sq.ft is £2.25)

Min	Max	Total	
185.8	185.8	185.8	SqM
2000	2000	2000	SqFt

Leasehold £24.22

Per sq.m

3728

Unit 9, Court Farm Business Park,
Bishop's Frome

John Goodwin
01531 634648

[Industrial/Warehouse] Self contained end terraced workshop with extensive office space. On-site parking. Workshop footprint 49ft x 49ft with a full height 15' wide roller shutter doorto the front as well as 2 personal doors.

Min	Max	Total	
222.96	222.96	222.96	SqM
2400	2400	2400	SqFt

Leasehold £9,600

Per Annum Exclusive



3781

Unit 3, Station Industrial Estate,
Bromyard

Barry Bufton
(01885) 482171

[Industrial/Warehouse] 2808 sq.ft (260.86 sq.m) unit available on established industrial estate, potential for trade counter use. Flexible lease terms.

Min	Max	Total	
260.86	260.86	260.86	SqM
2808	2808	2808	SqFt

Leasehold £11,000

Per Annum Exclusive



3825

Homend Trading Estate, Ledbury

Mark Atkins Associates
01432 379432

[Industrial/Warehouse] Modern industrial and workshop units with ancillary office accommodation. Dedicated parking and loading areas.

Units from 278.2 sq.m (3000 sq.ft) to 675.75 sq.m (7274 sq.ft).
Available to Let

Min	Max	Total	
278.7	675.75	0	SqM
3000	7274	0	SqFt

Leasehold



2128

Warehouse Leighton Court
Business Centre, Near Ledbury,
Herefordshire

RH & RW Clutton
(01531) 640262

[Industrial/Warehouse] Warehouse or workshop premises located approximately seven miles from Ledbury, ten miles from Hereford, on the main A4103 Hereford to Worcester road. The building is of steel frame construction with corrugated metal cladding, eaves height 16ft, concrete floor, large vehicle entrance and use of extensive concrete aprons. The building houses 2 independent cold stores with the balance insulated and partly refrigerated, but is also suitable for general warehouse and workshop use. Units have three phase electricity , mains water, ample car parking available and toilet facilities close to the warehouse. The warehouse does not currently attract business rates. (Cost per sq.ft is £2.50 -£2.75)

Min	Max	Total	
418.06	418.06	418.06	SqM
4500	4500	4500	SqFt

Leasehold £26.91

£29.6

Per sq.m

3803

Warehouse/Workshop and Office,
Callow Hills, Ledbury,
Herefordshire

John Goodwin
01531 634648

[Industrial/Warehouse] Former stone barn and adjoining outbuilding workshop/storage premises with separate portakabin office building. Total area approx 4700sq.ft. Available on a new lease. Racking and forklift available. Consists of: Warehouse/workshop approx 260sq.m, Workshop approx 94 sq.m and Portakabin approx 68 sq.m comprising 3 offices and 2 toilets. Ample parking and turning spaces.

Min	Max	Total	
436.63	436.63	436.63	SqM
4700	4700	4700	SqFt

Leasehold £11,800

Per Annum Exclusive

4179

Unit 1c Leadon Court, Fromes
Hill, Ledbury, Herefordshire

John Goodwin
01531 634648
Nick Champion
01584 810555

[Industrial/Warehouse] Modern, high specification, insulated manufacturing or storage space of 5,310 sq ft, conveniently located on the main A4103 road midway between Hereford and Worcester.

The available premises form the rear section of Unit 1, with wide tarmac yard access, and large sliding loading of 14ft 11in W x 11ft 6in H, with unloading door to the side. The premises are of steel framed construction with part brick walls, and insulated profiled steel cladding to remainder of walls and roof, offering excellent production/storage space with cloakroom facilities. The warehouse has an eaves height of 13ft 4in with top pitch approximately 24ft 6in.

Please note that Unit 1B is also currently on the market through this agent and may be combined with this unit to form one unit of 9,350 sq ft. Details on request.

There is ample level parking, turning and loading space. Mains electricity including 3 phase, mains water and private drainage are available at the premises.

Min	Max	Total	
493.3	868.6	493.3	SqM
5310	9350	5310	SqFt

Leasehold £9,800

Per Annum Exclusive



4020

Storage and Distribution, Pegs
Farm, Staplow, Ledbury

John Goodwin
01531 634648

[Industrial/Warehouse] Flexible storage and distribution premises in rural surroundings, plus ample parking, to let as a whole or sub-divided. Forklift is available on site.

Large unit offering 5607 square feet in a 6 bay steel frame building with access front and rear offering secure dry storage. Excellent parking space included. Three phase electricity, mains water and private drainage available.

Min	Max	Total	
520.9	520.9	520.9	SqM
5607	5607	5607	SqFt

Leasehold £16,800

Per Annum Exclusive



3921

Unit 3 Porthouse Business Centre, Bromyard, Herefordshire

Andrew Grant Commercial
01905 29402
Turner & Company
(01432) 276202



[Industrial/Warehouse or Office] New business unit suitable for B1 and B8 uses, comprising flexible business space / workspace accommodation with gross internal areas of: workspace 292 sq.m (3143 sq.ft) and offices 258 sq.m (2777 sq.ft). Of steel frame construction with full height brickwork curtain walling and grey powder coated windows to ground and first floor levels. Specifications include electronically operated insulated roller shutter door to the front elevation, male and female toilets, 3-phase electricity, kitchen facilities, gas central heating, lifts to first floors and ground and first floor offices. Ample car parking, disabled car parking space, cycle provision and independent bin store.

The premises are available either to let on flexible leases, or for sale freehold with vacant possession.

Min	Max	Total	
550	550	550	SqM
5920	5920	5920	SqFt

Leasehold £22,500 Per Annum Exclusive

3800

Warehouse/Cold Storage/Office, Leighton Court Business Centre, Lower Eggleston, Ledbury

RH & RW Clutton
(01531) 640262



[Industrial/Warehouse] Warehouse including cold storage together with portacabin style office space. Approximately 650 sq.m (7000 sq.ft) available in total as a whole or in 5000/2000 sq.ft units. Former agricultural building of steel frame construction with corrugated metal cladding. Eaves of 16ft to the front and 12ft to the rear. Housed within one part are two portacabin type offices and in the other a small office. Houses two independent cold stores with the balance insulated and partly refrigerated. Can also be used for general storage. Shared toilet block on site.

Min	Max	Total	
650.3	650.3	650.3	SqM
7000	7000	7000	SqFt

Leasehold £26.91 £37.67 Per sq.m

4084

Stocks Cottage, Tarrington, Hereford

Bill Jackson (Hereford)
(01432) 344779



[Office or Industrial/Warehouse] Business Investment For Sale as a going concern or available to to lease for alternative use. Stocks Cottage is a spacious detached bungalow in this popular East Herefordshire village location. Currently the cottage has planning for Holiday Cottage accommodation but other alternative business uses maybe available such as office or light industrial (subject to planning). The accommodation currently comprises large living room/dining room, fitted kitchen, 3 bedrooms, en-suite, family bathroom, central heating, double glazing, garage & parking.

Min	Max	Total	
929	929	929	SqM
10000	10000	10000	SqFt

Leasehold Negotiable
Freehold £245,000 Guide price

3811

Former Hop Picking Shed,
Leighton Court Business Centre,
Lower Eggleston, Ledbury

Jonathan Preece
01989 768 555



[Industrial/Warehouse] Former hop picking shed of approximately 1643.2 sq.m (17,690 sq.ft) available to rent as a storage/industrial unit with the benefit of sliding doors and Kitchen, shower and wc facilities. Could be split if required. Ample parking space/yard externally. Mains water and electricity connected and it is believed that the unit has three phase electricity.

Min	Max	Total	
1643.2	1643.2	1643.2	SqM
17687	17687	17687	SqFt

Leasehold

On Application

4149

European Hall, Bromyard Road,
Ledbury

John Goodwin
01531 634648



[Industrial/Warehouse or Office] A large industrial complex comprising 6 principal buildings offering in total in excess of 200,000 SqFt (19,000 SqM) occupying a secure and well fenced site of approximately 7.2 acres. The site is offered for sale as a single complex, although the owners might be prepared to consider offers for individual parts of the estate. They may also have an interest in renting back some of the buildings on a short term basis if this were of interest to the purchaser.

The premises comprise with approximate dimensions:

Warehouse 1: 88,110 SqFt (8,185 SqM) plus canopy 6,173 SqFt (573 SqM) - 5 storey warehouse constructed in 1965 with concrete frame beneath a steel clad roof. A 60 cwt central goods lift serves each floor. The building has warm air heating. Loading doors to the front served from a projecting canopy.

Warehouse 2: 17,453 SqFt (1,621 SqM) plus mezzanine 5,296 SqFt - Single storey warehouse erected on the site in 1996 of steel portal framed construction. 2 electrically operated up and over doors, roller shutter door. Powrmatic oil-fired warm air heating unit. Steel framed mezzanine.

Office Building 3: (Colquhoun House) 9,000 SqFt (836 SqM) - A two storey office building constructed in 1997. High standard office accommodation incorporating offices, cloakrooms, kitchen etc. Gas fired central heating, double glazing. Of brick construction beneath a tiled roof.

The Bungalow 4: 737 SqFt (68 SqM) - A detached bungalow of brick and tile construction with 2 reception rooms, 2 bedrooms, kitchen and bathroom. The accommodation has been refurbished in recent years and has a garden.

Building 5: 665 (61 SqM) - Single storey office and store.

Building 6: 412 SqFt (38 SqM) - Area of secure storage in 4 sections, each with steel door.

Building 7: 1,450 SqFt (134 SqM) - Row of 7 brick bunkers.

Warehouse 8: 40,451 SqFt (3,758 SqM) plus Plant Room 2,029 SqFt (188 SqM) plus Mezzanine Stores and Offices 21,318 SqFt (1,980 SqM) - Constructed in 1998 to house the Minardi Racing Team. Portal framed construction with 3 roller shutter doors. Eaves height 19'8". Sealed concrete floor. Reception office/showroom. Extensive offices. Engineering workshops. Large mezzanine section with office and stores.

Warehouse 9: 10,500 SqFt (975 SqM) - Nearing completion. Steel framed construction with 2 roller shutter doors.

Building 10: 1,635 SqFt (153 SqM) - Detached steel framed building with roller shutter door.

Building 11: 10,236 SqFt (951 SqM) plus canopy 3,500 SqFt (325 SqM) - Detached warehouse building constructed in 2001 with steel framed construction with office/showroom and large canopy.

Min	Max	Total	
19000	19000	19000	SqM
204516	204516	204516	SqFt

Freehold

£6,000,000

Offers