

4288

Compound B1, Broadmeadows
Industrial Estate, Ross-on-Wye,
HR9 7AQ

Jonathan Preece
01989 768 555

[Industrial/Warehouse] Storage compound of approximately 0.17 acre (0.07 hectare) with the benefit of a storage container. The maximum depth of the compound is approximately 30m and the maximum width 27m. Electricity is connected to the compound. Shared toilet facilities on site.

Min	Max	Total	
0.17	0.17	0.17	Acres
0.07	0.07	0.07	Hectares

Leasehold £2,000 Per Annum



4426

Suite S010 Wyastone Business
Park, Wyastone Leys, Monmouth,
NP25 3SR

Wyastone Estate Limited
01600 890007

[Industrial/Warehouse] Ground floor storage with South facing window. Flexible terms with easy-in easy-out licences from three months to three years. Fully serviced including internet, desks, chairs, heat, light, power, security and reception. Full range of additional services including meeting rooms, secretarial, postal and photocopying. Ample free parking. Business rates included.

Min	Max	Total	
13.9	13.9	13.9	SqM
150	150	150	SqFt

Leasehold £80 Per Month



4428

Suite S011 Wyastone Business
Park, Wyastone Leys, Monmouth,
NP25 3SR

Wyastone Estate Limited
01600 890007

[Industrial/Warehouse] Ground floor storage with South facing window. Flexible terms with easy-in easy-out licences from three months to three years. Fully serviced including internet, desks, chairs, heat, light, power, security and reception. Full range of additional services including meeting rooms, secretarial, postal and photocopying. Ample free parking. Business rates included.

Min	Max	Total	
13.9	13.9	13.9	SqM
150	150	150	SqFt

Leasehold £80 Per Month



1765

Unit 6 Brunel Workshops,
Ashburton Industrial Estate, Ross-
on-Wye, HR9 7DX

Herefordshire Council Property
Services
(01432) 260845

[Office or Industrial/Warehouse] Small first floor workshop unit available for let major industrial estate. Common cloakroom, loading bay and parking facilities. Service charge.

Min	Max	Total	
19	19	19	SqM
205	205	205	SqFt

Leasehold £820 Per Annum Exclusive



1820

Unit 9 Brunel Workshops,
Ashburton Industrial Estate, Ross-
on-Wye, HR9 7DX

Herefordshire Council Property
Services
(01432) 260845

[Industrial/Warehouse] First floor office / workshop with communal car park, loading bay and toilets. Mains electricity and water available. Available on flexible lease terms. Contact Melloney Smith on 01432 260515 for further details.

Min	Max	Total	
26	26	26	SqM
280	280	280	SqFt

Leasehold £1,120 Per Annum Exclusive



4127

Industrial Units, Alton Business
Park, Alton Road, Ross-on-Wye,
HR9 5BP

Jonathan Preece
01989 768 555
Parrys Commercial
01633 508508

[Industrial/Warehouse] Industrial units for sale or to let. Design and build units available from 300 SqFt to 60,000 SqFt. Available specification includes Steel Portal frame construction, floor design loading of 20KN/SqM, 6m eaves height and dedicated car parking for each unit.

Min	Max	Total	
27.9	5574.1	5574.1	SqM
300	60000	60000	SqFt

Leasehold
Freehold



4177

Unit 8 Brunel Workshops,
Ashburton Industrial Estate, Ross-
on-Wye, HR9 7DX

Herefordshire Council Property
Services
(01432) 260845

[Industrial/Warehouse or Office] First floor office/workshop with communal car park, loading bay and toilets. Mains electricity and water available. Contact Melloney Smith (01432 260515)

Min	Max	Total	
27.9	27.9	27.9	SqM
300	300	300	SqFt

Leasehold £1,200 Per Annum Exclusive



4273

Venaglass, Stowfield Works,
Lydbrook, GL17 9PD

John Kendrick Ltd
01989 764444
Parrys Commercial (Newport)
01633 508508



[Industrial/Warehouse or Office] Well located industrial estate with industrial units, warehousing, offices, yard areas and lock ups available. Flexible lease terms with immediate accommodation available. Units available from 31.27 sqm (336 sqft) to 12,718.82 sqm (136,905 sqft). 24 hour access and security can be provided. High bay units available (maximum height 7.2m).

Min	Max	Total	
31.27	12718.82	12718.82	SqM
337	136905	136905	SqFt

Leasehold

On Application

4427

Suite S007 Wyastone Business
Park, Wyastone Leys, Monmouth,
NP25 3SR

Wyastone Estate Limited
01600 890007



[Industrial/Warehouse] Ground floor storage with South facing window. Flexible terms with easy-in easy-out licences from three months to three years. Fully serviced including internet, desks, chairs, heat, light, power, security and reception. Full range of additional services including meeting rooms, secretarial, postal and photocopying. Ample free parking. Business rates included.

Min	Max	Total	
32.5	32.5	32.5	SqM
350	350	350	SqFt

Leasehold

£210

Per Month

4017

Unit 3, Wormbridge Court Farm,
Wormbridge, Hereford, HR2 9DH

Balfours with Berringtons
01981 570727



[Industrial/Warehouse or Retail] Traditional converted heated building. Ground floor. Suitable for variety of small business uses. Situated within a courtyard complex of fully let business units directly off A465 at Wormbridge. Currently fitted out to food preparation purposes, but may be easily reconfigured to suit individual letting purposes.

Min	Max	Total	
84	84	84	SqM
904	904	904	SqFt

Leasehold

£5,000

Negotiable

4441

Unit 6 Great Western Court,
Ashburton Industrial Estate, Ross-
on-Wye, HR9 7XP

Herefordshire Council Property
Services
(01432) 260845

[Industrial/Warehouse] Purpose built industrial unit with office and WC. Mains water, electricity and drainage. Parking area to front plus two exclusive spaces. Available on FRI leases. Contact Melloney Smith on 01432 260515 for further details.

Min	Max	Total	
92.9	92.9	92.9	SqM
1000	1000	1000	SqFt

Leasehold £6,000 Per Annum



3999

Unit 6b, Dene Industrial Park,
Kingstone, Hereford, HR2 9NF

Turner & Company
(01432) 276202

[Industrial/Warehouse] Dene Industrial Park is located on the outskirts of the village of Kingstone, approximately 6 miles from Hereford.

The rear section of the unit accessed by a side door (2.53m wide by 2.02m high). WC fitted. The property has three phase electricity, mains water supply and drainage to septic tank.

Min	Max	Total	
99	99	99	SqM
1066	1066	1066	SqFt

Leasehold £3,200 Per Annum



4095

Unit 1 , Smallbrook Farm,
Clehonger, Hereford, HR2 9TP

Turner & Company
(01432) 276202

[Industrial/Warehouse] Recently constructed industrial building conveniently situated approximately 5 miles to the south of Hereford.

The premises is 1500 SqFt and comprises a terraced unit of portal frame construction with a height to the eaves of 4.7m, rising to a maximum of 6.1m. Access is by a roller shutter door, 3.8m high x 3.8m wide, and the floors are of painted concrete. The unit has three phased electricity, WC and is accessed by an additional door to the front.

The unit are available to let under a new FRI lease at a rent of £6,000 per annum.

Min	Max	Total	
139.35	139.35	139.35	SqM
1500	1500	1500	SqFt

Leasehold £6,000 Per Annum Exclusive



3989

Yew Tree Workshop, Three
Ashes, Ross-on-Wye, HR2 8LP

Jonathan Preece
01989 768 555

[Industrial/Warehouse] The property comprises approximately 1775 sq. ft. of workshop space and the unit is available either as dry storage in its current condition or the Landlords are prepared to upgrade the property to provide an insulated workshop with the benefit of outside yard and parking area.

The workshop is located on the B4521 and approximately 2 miles from the A466 Monmouth to Hereford road. Ross on Wye is approximately 6 miles

distant via the A49 giving access to the A40/M50 within around 15 minutes driving time.

Electricity is connected. WC facilities will be available for the upgraded workshop.

Min	Max	Total	
164.9	164.9	164.9	SqM
1775	1775	1775	SqFt

Leasehold

On Application



3948

Whitney Works, Whitney on Wye,
Hay on Wye, Herefordshire,

Wilkins Chartered Surveyors
(01905) 723722

[Industrial/Warehouse] Highly visible superb roadside business unit of 1,970 SqFt with 3 phase power, WC facilities, mains electricity and water. There are substantial tarmac areas circulating on the exterior of the property and a broad access onto the main road.

Min	Max	Total	
183	183	183	SqM
1970	1970	1970	SqFt

Leasehold

On Application



4134

Unit 9, Old Forge Industrial
Estate, Peterchurch, Hereford,
HR2 0SD

PxP West Midlands LP
01584 813772

[Industrial/Warehouse] Workshop/industrial units situated on established industrial estate located on the B4348 Hay on Wye road.

Min	Max	Total	
186.6	186.6	186.6	SqM
2009	2009	2009	SqFt

Leasehold

£654

Per Month



4305

Unit 10, Old Forge Industrial Estate, Peterchurch, Hereford, HR2 0SD

PxP West Midlands LP
01584 813772



[Industrial/Warehouse] Unit contains office, production area and WC accommodation. Accessed via goods loading door to the production area or separate personnel door. The unit has a production area heater and 3 phase electricity. There are designated parking spaces, landscaped areas and site security gates.

Min	Max	Total	
187.7	187.7	187.7	SqM
2020	2020	2020	SqFt

Leasehold

On Application

4223

Unit D2, Gooses Foot Business Park, Kingstone, Hereford, HR2 9HY

Cross & James Commercial
(01432) 343777



[Industrial/Warehouse] Recently constructed industrial unit west of the city of Hereford with ground floor workshop (172.4 SqM) and first floor office accommodation (35.1 SqM). The height to eaves is 5.7m. There are 2 roller shutter doors 3 metres wide and 4.6 metres opening headroom. There are toilet facilities at ground level incorporating hand basin and WC and a staff room and further toilet accommodation comprising hand basin and WC. There is an extensive yard area with the property and good access along the side into the unit. Mains water and electricity are connected.

Min	Max	Total	
207.5	207.5	207.5	SqM
2234	2234	2234	SqFt

Leasehold

£8,500

Per Annum Exclusive

4002

Unit 11/12, Dene Industrial Park, Kingstone, Hereford, HR2 9NF

Turner & Company
(01432) 276202



Unit 11/12 Dene Industrial Park

[Industrial/Warehouse] Dene Industrial Park is located on the outskirts of the village of Kingstone, approximately 6 miles from Hereford.

Unit 11/12 was originally constructed for use as two units but is available as a single unit with access from either end of the frontage by two roller shutter doors. Concrete floor, WC and WHB. Offering clearspan accommodation, the unit is easily accessible, being at the front entrance of the estate. The property has three phase electricity, mains water supply and drainage to septic tank.

Min	Max	Total	
212	212	212	SqM
2282	2282	2282	SqFt

Leasehold

£5,400

Per Annum

4036

Unit 6B , Alton Business Park,
Ross-on-Wye, HR9 5BP

Parrys Commercial
01633 508508



[Industrial/Warehouse] The unit is a recently refurbished industrial unit of steel frame construction with profile metal sheet cladding. The unit benefits from a minimum eaves height of 6m, a single roller shutter door and a glazed pedestrian entrance, 3 phase electricity has been installed with provisions made for installing toilets. Office accommodation could also be created at additional cost.

Externally the property benefits from a loading area and allocated car parking.

Min	Max	Total	
233.77	233.77	233.77	SqM
2516	2516	2516	SqFt

Leasehold £13,838 Per Annum + VAT
Freehold £201,280 Plus VAT

4266

Unit 8 and Unit 9, Wormbridge
Court, Wormbridge, Hereford,
HR2 9DH

Balfours with Berringtons
01981 570727



[Development Land or Industrial/Warehouse or Office] Business units with B1 and B2 use classes to be built to agreed specification. Situated within existing courtyard of established businesses with direct access onto A465 at Wormbridge village. Three phase electric and mains water will be supplied. Large parking area. Development imminent with negotiations started for one other unit.

Unit 8 - max size 353.4 SqM / 3,800 SqFt

Unit 9 - max size 260.4 SqM / 2,800 SqFt

Min	Max	Total	
260.4	613.8	613.8	SqM
2803	6607	6607	SqFt

Leasehold Negotiable

4353

Unit E , Beaver Centre, Ashburton
Industrial Estate , Ross-on-Wye,
HR9 7BW

Jonathan Preece
01989 768 555



[Industrial/Warehouse] The property comprises approximately 2,950 sq.ft. gross internal area workshop and office on the ground floor plus approximately 800 sq.ft. first floor offices.

Ashburton Industrial Estate is one of the main industrial estates within the town and other occupiers on the estate include Travis Perkins, Stagecoach, Baylis of Ross etc.

The previous occupiers of the unit were granted personal planning permission for A1 Retail Warehouse use.

Min	Max	Total	
274.1	274.1	274.1	SqM
2950	2950	2950	SqFt

Leasehold £18,000 Per Annum Exclusive

4317

Unit D, Beaver Centre, Ashburton Industrial Estate, Ross-on-Wye, HR9 7BW

Jonathan Preece
01989 768 555



[Industrial/Warehouse] A modern industrial unit constructed in portal frame, brick and block with profile cladding with a gross ground floor area of approximately 3,000 sqft. The property benefits from 3 phase electricity and mains gas. The eaves height is approximately 5.3m. The property has a roller shutter door and ample parking to the front elevation. Constructed within the unit is a two storey office block. The offices benefit from electrical heating. Mains electricity, gas, water and drainage are connected to the property.

Min	Max	Total	
278.7	278.7	278.7	SqM
3000	3000	3000	SqFt

Leasehold £20,000 Per Annum Exclusive

758

Unit 7, Madley Industrial Estate, Madley, Hereford,

MPD Ltd
(Fax 01584 711728)

[Industrial/Warehouse] Light industrial of 929 sq.m (10,000sq.ft) 200 ft x 50ft with 14 feet to eaves. Capable of sub-division into three separate units: Unit 7a 3,300 sq.ft; Unit 7b 3,300sq.ft; Unit 7d 1,100 sq.ft with 400 sq.ft mezzanine or as 7,700 sq.ft. Large yard area and car parking. Leasehold upon application.

Min	Max	Total	
309.64	929	929	SqM
3333	10000	10000	SqFt

Leasehold On Application

4289

Unit 2 Phocle Park, Phocle Green, Upton Bishop, Ross-on-Wye, HR9 7XU

Jonathan Preece
01989 768 555



[Industrial/Warehouse or Office] Modern office (3,950 SqFt) and workshop/warehouse (4,144 SqFt) accommodation constructed and finished to a high standard in an attractive rural location. The ground and first floor offices are networked. The offices and workshop benefit from gas fired central heating and the workshop has plumbing for an air supply for tools.

The majority of the first floor accommodation benefits from air conditioning. There is ample parking and yard area on site together with excellent access to the two roller shutter doors into the workshop/warehouse accommodation. The ground floor windows and doors benefit from security shutters.

The property is within approximately 1 mile and 2 minutes driving time of the M50 and the A40 providing rapid access to the Midlands and the North via the M50 and M5 and to Bristol, Cardiff, South Wales and London via the A40 and M4/M5.

Min	Max	Total	
367	751.95	751.94	SqM
3950	8094	8094	SqFt

Leasehold £45,000 Per Annum + VAT

4225

Unit 4B, Gooses Foot Business
Park, Kingstone, Hereford, HR2
9HY

Cross & James Commercial
(01432) 343777



[Industrial/Warehouse] Recently constructed industrial/warehouse unit with significant office content west of the city of Hereford. The property comprises of workshop and warehouse with offices on the ground floor (359m² / 3865 sq ft) and first floor office suite (104m² / 1120 sq ft). The workshop area has minimum height at eaves of 6.05m and at ridge 7.11m having folding door to the side. The property has reception, male and female cloakrooms and WC facilities. There is a tarmac surface driveway which continues via double gates to the side of the building where the loading door is situated. Mains water and electricity are connected.

Min	Max	Total	
463	463	207.5	SqM
4984	4984	2234	SqFt

Leasehold £19,500 Per Annum Exclusive

3661

Buildings, Howle Hill, Ross on
Wye,

Sunderlands & Thompsons
(01432) 356161

[Industrial/Warehouse or Development Opportunity] Large block of two storey traditional farm buildings, with the potential to be split into several units of varying size (to be confirmed). Mains electric and water available and car parking on site. Suitable for storage / light industry subject to planning.

Min	Max	Total	
557.41	557.41	557.41	SqM
6000	6000	6000	SqFt

Leasehold To be confirmed

4389

Unit 9, Dene Industrial Park,
Kingstone, Hereford, HR2 9NF

Turner & Company
(01432) 276202



[Industrial/Warehouse] Dene Industrial Park is located on the outskirts of the village of Kingstone, approximately 6 miles from Hereford city centre. The park is situated on the north side of the B4349 Clehonger to Peterchurch road and is clearly signposted from the main road.

Unit 9 is a modern detached building with its own entrance at the far end of the main Estate, the building has a height to eaves of 3.7m, with office accommodation at the front together with the main reception area. There are further offices on the first floor. Access for the industrial accommodation is by two entrances along the side of the building with roller shutter doors. Internally the premises can be subdivided if required to provide a separate unit of approximately 1,952 sqft. Within the office accommodation there are male and female WC accommodation and a room formerly used as a canteen area.

To the front of the property is a large tarmacadam area, immediately to the right had side of the unit is a level area of grass providing scope for either extension to the property or further development. A three phase electricity supply to 300 amps is available, together with mains water and drainage to a septic tank.

Ground floor - 5,923 sqft / 550.26 sqm

First floor - 350 sqft / 32.48 sqm

Total - 6,273 sqft / 582.74 sqm

Min	Max	Total	
582.74	582.74	582.74	SqM
6273	6273	6273	SqFt

Freehold £350,000

Offers Invited

3816

Unit 1, Woodlands Farm, Eaton
Bishop, Near Hereford, HR2 9TQ

Mr Andrew Pickford
01981 250613



[Industrial/Warehouse] Clear floor space 6526 sq.ft (606 sq.m) and
Office 200 sq.ft (18.58 sq.m)

Leasehold. Reasonable and flexible terms

Price to Let: Unit £17,500 pa.

Usage: Warehouse/Distribution, Storage/Depot, Work Premises/Office

Modern fully insulated steel portal framed building unit, with emulsioned
concrete walls and painted floor, and profiled roof and cladding, 73ft
4ins (22.35m) x 89ft (27.17m) internal and 23ft (7.01m) to apex, and
14ft (4.26m) to eaves, with two pairs of steel sliding doors, each 16ft
6ins (5.03m) wide and 13ft 9ins (4.19m) high.

Office and WC facilities. Single and 3 phase electricity. Telephone
lines and Broadband.

Easily accessible and ideal secure location, 2.5 miles southwest of
Hereford on B4352, with purpose built concrete HGV gated access road
to concrete lorry circulation yard, including dedicated area fronting the
building, and car parking.

NB: These particulars are for guidance only, and do not form part of an
offer or contract, and although believed correct, their accuracy is not
guaranteed.

Min	Max	Total		
606.3	624.9	624.9	SqM	
6526	6726	6726	SqFt	
Leasehold		£17,500		Per Annum

4224

Unit C, Gooses Foot Business
Park, Kingstone, Hereford, HR2
9HY

Cross & James Commercial
(01432) 343777



[Industrial/Warehouse] Recently constructed industrial/warehouse unit
west of the city of Hereford. The building is of steel portal frame
construction with part brick and coated profile sheet cladding. The
office section is to the front while the main warehouse and workshop
space with a series of loading doors is accessible from the rear via a
gated yard entrance. The minimum height to eaves in the main
accommodation is approx 4.8m and the ridge height 6.7m. The
property has a kitchen and separate male and female toilets. There is a
tarmac surface car park to the front of the building while at the
rear a substantial area of concrete hardstanding providing easy loading
access into the rear and a further area beyond which may be available
for outside storage purposes. Mains water and electricity are
connected.

Min	Max	Total		
1060	1060	1060	SqM	
11410	11410	11410	SqFt	
Leasehold	£51,000			Per Annum Exclusive

4386

Covered Yards at Dadnor, Ross-on-Wye, Herefordshire,

RG and RB Williams
01989 567233

[Industrial/Warehouse] Covered yard and ancilliary offices on 2.5 acre site. Mains electricity and water available with private drainage. Ample parking available.

Min	Max	Total	
1207.7	1207.7	1207.7	SqM
13000	13000	13000	SqFt

Leasehold
Freehold

On Application
On Application

4400

Bill Mills, Pontshill, Ross-on-Wye,

Alder King
01452 623290

[Industrial/Warehouse] The premises comprise a single storey industrial warehouse building with two storey offices located within the front elevation. The building is a steel portal frame building with clad and block work elevations with the frame providing an internal eaves height of approximately 4.8m (approximately 4.3m to the frame haunch).

The offices have been recently refurbished to a high standard including powder coated aluminium windows, feature reception, suspended ceilings with recessed lighting and oil fired central heating. The industrial warehouse area is presently sub-divided with two block work partition walls and is accessed by one level access sectional overhead loading door in the side elevation and two dock level access sectional overhead doors located in the rear elevation. Two mezzanine floors have been installed. Externally car parking is provided to the front elevation with loading to the side and rear. We are advised that electricity and mains water are connected. The property offers the following accommodation:

Ground Floor Industrial Warehouse area - 11,500 sq ft (1,068.35 sq m)

Ground Floor office area - 2,314 sq ft (214.97 sq m)

First Floor office area - 2,212 sq ft (205.49 sq m)

Total - 16,106 sq ft (1,496.25 sq m)

Plus two mezzanine floors totalling 3,820 sq ft (354.88 sq m)

Min	Max	Total	
1496.25	1851.13	1851.13	SqM
16106	19926	19926	SqFt

Leasehold

£3.75

Per SqFt pa exclusive +
VAT



1675

Hangar 6 Dene Industrial Park,
Madley,

MPD Ltd
(Fax 01584 711728)

[Industrial/Warehouse] 250ft x 100ft industrial accommodation with yard area of approximately 2 acres, 27ft eaves and car parking.

Min	Max	Total	
2322.56	2322.56	2322.56	SqM
25000	25000	25000	SqFt

Leasehold

On Application

4382

Gateway50, Overross Industrial
Estate, Ross-on-Wye, HR0 7QQ

King Sturge
(0121) 200 7158
GVA Grimley
0121 6098406

[Industrial/Warehouse] The property comprises a purpose built National Distribution Centre on a secure site of approximately 14.993 acres. The building comprises a main high bay warehouse (9.85m) with dedicated loading and despatch areas, former chilled store and forklift maintenance area. The office accommodation is arranged over 2 floors and comprise a mix of office and ancillary staff accommodation with fully fitted canteen.

Ross-on-Wye is located at Junction 4 of the M50 which provides direct access to Junction 8 of the M5 near Tewkesbury, 20 miles to the north east. Gloucester is 16 miles to the east with Newport and the M4 motorway 34 miles to the south west both via the A40 dual carriageway. The A417 dual carriageway from Gloucester to Swindon also provides further fast access to the M4 and the South East.

Min	Max	Total	
23572.7	23572.7	23572.7	SqM
253737	253737	253737	SqFt

Leasehold

Negotiable

