

TO LET

Warehouse/ Storage Units – £ 525pcm + VAT per unit. - Approx. 600 sq. ft per unit.

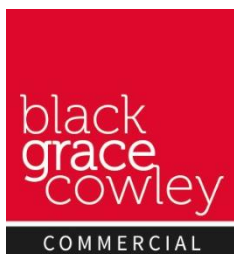
Unit A & B Aalin Court Balthane Industrial Estate, Ballasalla



- Available together or individually
- Modern storage units suitable for small businesses, self-storage, or multiple other uses
- Roller Shutter Door and Power to units
- Available from April 2025

Over/...

<p>DESCRIPTION</p> <p>Modern purpose-built storage business units, conveniently situated on the popular Balthane Industrial Estate, adjoining Ronaldsway Airport.</p> <p>AC A – Approx. 600 sq. ft - £525.00pcm + VAT (Green Door)</p> <p>AC B – Approx. 600 sq. ft - £525.00pcm + VAT (Green Door)</p> <p>LOCATION</p> <p>Situated on the Balthane estate in Ballasalla – contact the agents for precise directions to the units.</p> <p>SERVICES</p> <p>Power and light installed, estate toilet facilities</p>	<p>LEASE TERMS</p> <p>New leases are available subject to vacant possession from the existing tenants – expected April 2025.</p> <p>DIRECTOR'S GUARANTEE/DEPOSIT</p> <p>A rent deposit of 3 months may be required, or a director's guarantee if taken in the name of a Limited company.</p> <p>VIEWING</p> <p>Further details and viewing arrangements strictly by appointment through the sole Agents – Contact Mark Grace 07624 495001 or Mark@blackgracecowley.com</p>
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Details of Black Grace Cowley can be viewed on our website blackgracecowley.com

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