



15 Stonegate Road, Meanwood  
£2,000 Per calendar month



AVAILABLE NOW - PRICED FOR QUICK LET! AVAILABLE NOW - BACK OFFICE - SHOP/OFFICE AREA/LOADING BAY/ LARGE WORKSHOP AREA TO CELLAR & PARKING - CCTV & ALARM - HAS AC UNIT - WASHROOM WC

THIS COMMERCIAL UNIT IS IN A FANTASTIC LOCATION IN CENTRAL MEANWOOD - READY FOR IMMEDIATE LEASE - COMPRISES OF: FRONT SHOP/OFFICE FLOOR, BACK OFFICE, WC, BASEMENT, LOADING BAY AREA & STORAGE - READY FOR IMMEDIATE VIEWING - MEASUREMENTS AS FOLLOWS:

SHOP FLOOR - 4.6m x 5.5m  
BACK OFFICE - 2.1 x 3m  
WC 800mm x 1.9m

**BASEMENT:**

LOADING BAY AREA - 3.5 x 3m  
BACK LOADING BAY - 2x3m  
UNDERSTAIRS - 800x1.7m  
MAIN BASEMENT - 4.5m x 9.6m



**MOBILE SIGNAL/BROADBAND COVERAGE**

PLEASE CLICK ON THE FOLLOWING LINK TO ASSESS COVERAGE FOR THIS PROPERTY

<https://checker.ofcom.org.uk/>

**COUNCIL TAX BAND**

A

**EPC**

The EPC graph (shown above) has been prepared by an external company on our behalf and is a document wherein we have no responsibility

**VIEWINGS**

Please ring us to make an appointment. We are open

from 9am to 5.30pm Monday to Friday and 9am-1pm Saturday. Alternately, please feel free to leave us a voicemail out of hours with your information and we will call you back.

**COMPANY INFO**

Alan Cooke Estate Agents MW Ltd. Incorporated in England 8067460

