





Bedford Street Works, Halifax, HX1 5DL
£850

E&H Edkins Holmes
ESTATE AGENTS

Well-located commercial unit situated on Bedford Street, Halifax, offering excellent visibility and accessibility in a busy town centre location. The unit is suitable for a variety of commercial uses, subject to the necessary consents, and benefits from a prominent frontage and practical internal layout. Ideal for small businesses or start-ups looking to establish a presence in a central and well-connected area. Available at a competitive rent of £850 per calendar month.

| Energy Efficiency Rating | | |
|--|----------------------------|---|
| | Current | Potential |
| <i>Very energy efficient - lower running costs</i> | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
| (21-38) F | | |
| (1-20) G | | |
| <i>Not energy efficient - higher running costs</i> | | |
| England & Wales | EU Directive 2002/91/EC |  |

| Environmental Impact (CO ₂) Rating | | |
|--|----------------------------|---|
| | Current | Potential |
| <i>Very environmentally friendly - lower CO2 emissions</i> | | |
| (92 plus) A | | |
| (81-91) B | | |
| (69-80) C | | |
| (55-68) D | | |
| (39-54) E | | |
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