

CARDIFF

TO LET

0.57 hectare (1.4 acres)

Cargo Road, Cardiff Docks,
CF10 4LY

Available Property

Industrial/open
storage

Direct port access

Power and water
available

24 hour on site security

Handling services available

Description

A 0.57 hectare (1.4 acres) site to let within the secure confines of the Port of Cardiff, 1 mile to the south of Cardiff city centre.

The Port provides multimodal facilities, including direct quayside access capable of accommodating vessels of 35,000 dwt. ABP has invested significantly in the port over the past few years, modernising infrastructure and supplying customers with specialist storage solutions and handling equipment. Existing occupiers on the Port include Travis Perkins, Valero, Cemex, Tarmac, EMR and Bob Martin.

Location

The property is strategically situated within the heart of Cardiff Docks in Cardiff Bay, approximately 1 mile south of Cardiff city centre. The site benefit from access to Junction 29 and 30 (east) and Junction 33 (west) of the M4 motorway via the newly extended A4232 (Eastern Bay Link) dual carriageway, as well as easy access to the centre of Cardiff, Wales' capital city.

Road M4 J29 – 15.9 km / 9.9 miles
M4 J33 – 17.7 km / 11 miles
M5 J18 – 58.6 km / 36.4 miles
A48 – 8.1 km / 5 miles

Rail Close-proximity to rail access.
Cardiff Bay – 2.9 km / 1.8 miles

Air Cardiff airport – 23.8 km / 14.8 miles
Bristol airport – 82.5 km / 51.3 miles

Sea Direct access to quayside capable of taking ships of 35,000 dwt.

Services

We are informed that electricity and water can be made available at an additional cost to the ingoing tenant.

Tenure

Available on a new lease and flexible terms considered.

Rent

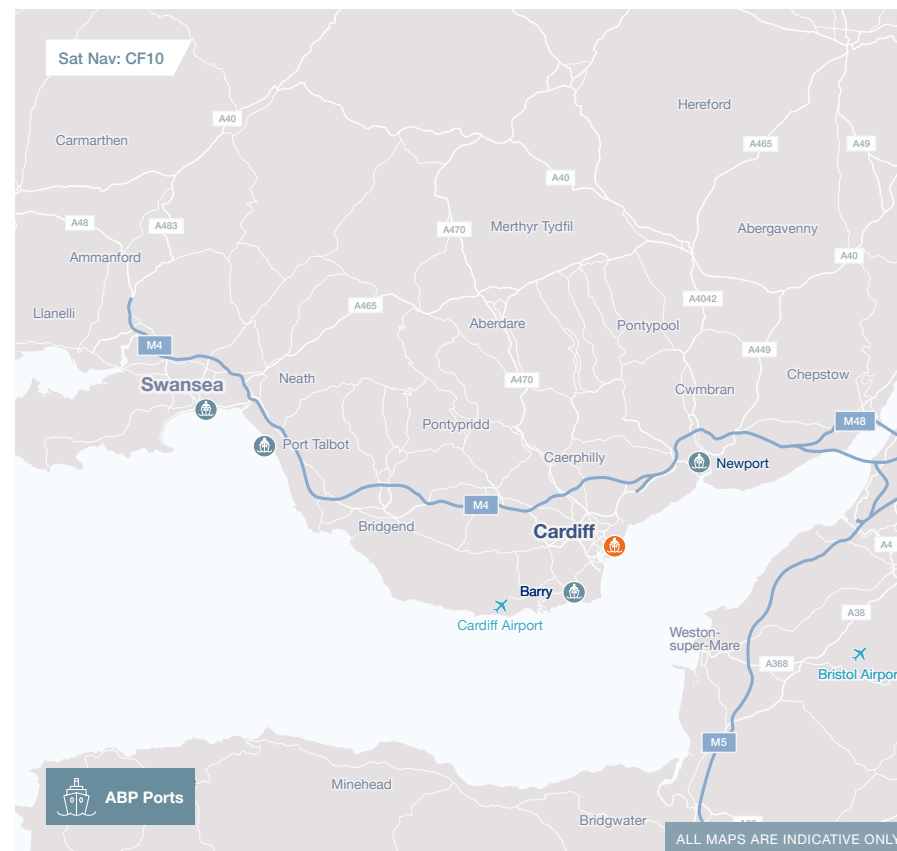
£42,000 per annum.

VAT

VAT will be charged on all costs.

Service Charge

Each tenant will pay a service charge, being a contribution to the costs of maintaining the common areas of the estate and providing on-site security.



Potential Uses

- + Industrial
- + Port-related uses
- + Logistics
- + Warehouse
- + Car Parking
- + Open Storage



Land Space Funding

For further information, or to arrange a viewing, please contact:



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Designed and produced by THE **COMPLETELY** GROUP
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16519.001 February 2021



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Delivering Property Solutions

ABP Property has the land, the space and the in-house funding to deliver existing or bespoke property solutions. With 960 hectares of available port-based development land and a wealth of experience in the provision of industrial, logistics and office space, talk to us about how we can help you.

property.abports.co.uk