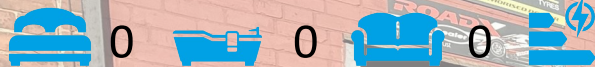


Machell Street, Hull, HU2 8AL  
£575 PCM  
Not specified  
£663



Let (Marketing)



SPACIOUS COMMERCIAL UNIT

ANNUAL RENT £7,800

In the heart of Wincolmlee, Hull, Unit 2 on Machell Street presents an exceptional opportunity for those seeking a commercial industrial property. This strategically located unit boasts excellent accessibility, making it an ideal choice for businesses looking to thrive in a bustling area.

The property offers a spacious layout, providing ample room. The surrounding area is well-connected, ensuring that both clients and suppliers can reach you with ease.

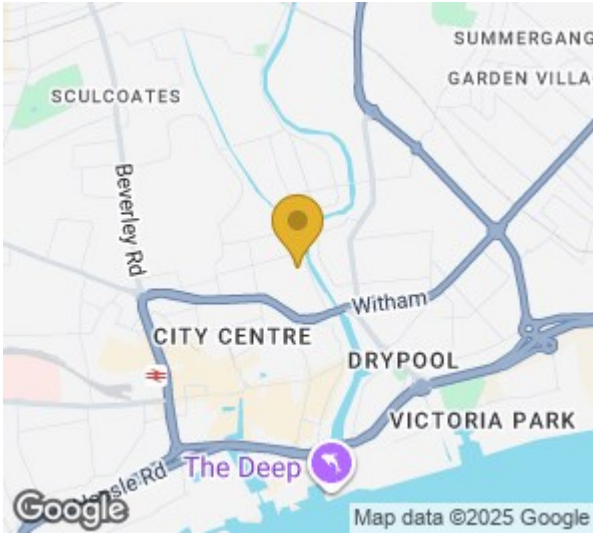
With its convenient access to major transport links, you will find that this unit is not only practical but also advantageous for your business operations.


Whether you are looking to expand your current business or start a new venture, this property offers the perfect foundation. Do not miss the chance to secure a prominent position in this thriving industrial hub.

## VIEWING

To arrange a viewing on this property or require further information please contact one of our team on 01482 342445





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

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.