



- Secure fenced area
- Container storage
- Flexible lease
- Ideal for building trade
- Close to A650 Ings Road
- 24/7 access to the site

Unit 6 Middleton Works, Lawkholme  
Lane, Keighley, BD21 3HB

First Floor, 35 The Grove, Ilkley, LS29 9NJ  
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## Location

Located half a mile from the centre of Keighley just off Hard Ings Road and a short drive up Lawkholme lane Middleton Works has excellent transport links- the A650 and the A629 towards Skipton are close by. Keighley train station is a 10-minute walk.

Located in proximity to respected businesses such as Howdens, Dulux and the Keighley retail park.

	Distance	Drive Times
Keighley	0.5 miles	2 mins
Skipton	9 miles	20 mins
M65 Colne	13 miles	30 mins
M606	17 miles	40 mins

## Description

The fenced yard extends to approximately 143 SqM and includes a container unit. 24 hr access is available to the site 7 days a week.

## Terms

Flexible lease terms, inclusive of rent and service charge.

## VAT

All prices/rents quoted are exclusive of VAT which may be chargeable .

## Rent

£3,600 per annum

## Legal Costs

Each party will be responsible for their own legal costs.

## Viewing

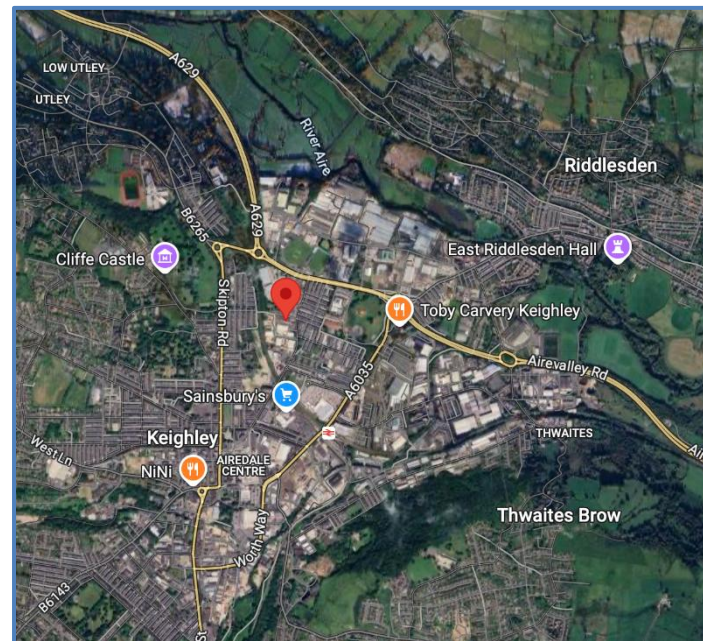
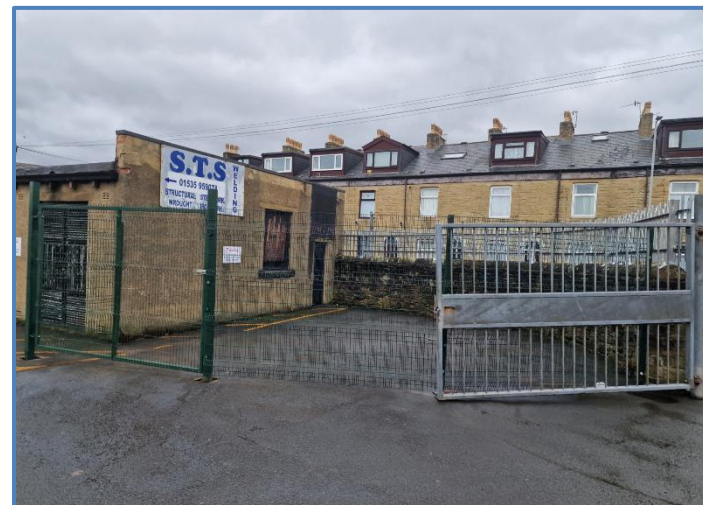
With sole agents **Atkinson Associates**  
**By appointment only**

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