



**Industrial**

# Bridge Road Industrial Estate

Goonhavern, Truro, Cornwall TR4 9QL

Bridge Road Industrial Estate comprises 12 units arranged in 4 blocks originally constructed during the late 1980's/early 1990's in a steel framed and part brick/part sheet clad design. The units are provided with roller shutter doors, WC and office accommodation together with mains electricity, water and sewerage connections and there is facility for mains gas connections also. Ample parking, loading and circulation space is provided by hardstandings fronting each unit.

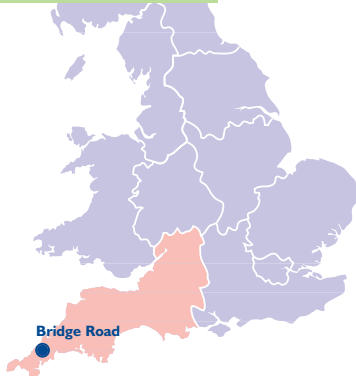


## Location

Bridge Road Industrial Estate is set very close to Goonhavern town centre being some 7 miles North of Truro and accessed off the A3075 which connects into the A30 principal dual carriageway within 2 miles.

## Accommodation

N°	m <sup>2</sup>	ft <sup>2</sup>
1A/B	226	2,430
2A/B	225	2,420
3A	185	1,990
3B/C	139	1,495
4A/B	44	475
4C-E	89	960
<b>TOTAL</b>	<b>1,633</b>	<b>18,530</b>



## Key Tenants

WSB Tackle, Spirent Plc.

