



**Storage: Earls Colne**

**Monthly £900**

## COLCHESTER OFFICE

For further information or to arrange  
to view this property please call

**01206 738393**

3,440 sq ft unit in excellent condition located in Earls Colne.

### DETAILS

Storage unit in good condition with concrete floor and large sliding doors.  
Access to the unit is via a concrete track and surfaced yard area.

#### Size

The gross internal area of the unit extends to approximately 3,440 square foot.

#### Rent

The rental figure is £900 per calendar month.

#### Use

Storage.

## Services and Facilities

The unit has electricity connected.

## Car Parking

Car parking will be designated by the landlord.

## Insurance

Contents insurance will be the responsibility of the tenant.

## Terms

To be agreed with the Landlord.

# LEGAL

## Notice

Whirledge & Nott does not have any authority to give representations or warranties in relation to the property. These particulars do not form part of any offer or contract. All descriptions, photographs and plans are for guidance only and should not be relied upon as statements or representations of fact. All measurements are approximate. No assumption should be made that the property has the necessary planning, building regulations or other consents. Whirledge & Nott has not carried out a survey nor tested any appliances, services or facilities. Purchasers must satisfy themselves by inspection or otherwise.

## Viewing

Strictly by appointment Viewing of the property is entirely at the risk of the enquirer. Neither Whirledge & Nott nor the vendor accept any responsibility for any damage, injury or accident during viewing.