



Commercial Property: Bishops Stortford

Monthly £3,000

CHELMSFORD OFFICE

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

01245 231123

Modern warehouse unit of approximately 5,000 sq ft with additional covered yard area of approximately 2,500 sq ft. The property is situated on an established rural estate, close to the village of Little Hadham with excellent road links to the A120 and M11.

DETAILS

DESCRIPTION

Warehouse unit situated on a secure site. The unit has concrete flooring and is accessed via an electric roller shutter door measuring 5.7m height x 4.6m width and a pedestrian door. There is a covered concrete yard area to the front with lighting.

NB The landlord would be willing to sub-divide the unit if required. The landlord also has additional adjacent yard space available and could provide open or covered space in varying sizes making this a very flexible site with room for expansion as tenants grow.

SIZE

The warehouse is approximately 5,000 sq ft and the yard area is approximately 2,500 sq ft. The height to eaves is 8.0m.

SERVICES

The unit has three phase power. Electricity and water are connected. There is a weighbridge on site. CCTV to be installed.

FACILITIES

The landlord will provide welfare facilities if required and would be willing to fit the unit to a tenant's specification.

CAR PARKING

To be designated by the landlord.

SERVICE CHARGE

A service charge will be payable. To be discussed with the landlord.

INSURANCE

The ingoing tenant will be responsible for building insurance and contents insurance.

LOCAL AUTHORITY

East Hertfordshire District Council.

PLANNING

There is planning consent for B1 and B8 use.

NON-DOMESTIC RATES

The tenant will be responsible for the payment on non-domestic rates.

TERMS

To be agreed with the Landlord.

LEGAL

JOINT MARKETING

NOTICE

Whirlledge & 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. Whirlledge & Nott has not carried out a survey nor tested any appliances, services or facilities. Applicants must satisfy themselves by inspection or otherwise.

VIEWING

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