



**Storage: Nazeing**

**Monthly £560**

## CHELMSFORD OFFICE

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

**01245 231123**

Storage/warehouse unit of approximately 916 sq ft located on a secure site. Excellent road links to the A414, M11 and M25.

**STORAGE USE ONLY.**

## DETAILS

### DESCRIPTION

Storage/warehouse unit with insulated roof, concrete floor and strip lighting, up and over roller shutter door (approximately 2.95m x 2.95m) incorporating personnel door.

### SIZE

Approximately 916 sq ft.

### SERVICES/FACILITIES

The unit has single phase electricity which is separately metered by the landlord. There is a communal toilet with mains water available.

The site is accessed via a secure gate and CCTV is in operation.

### CAR PARKING

To be designated by the landlord.

### **INSURANCE**

Contents insurance is the responsibility of the tenant.

### **NON-DOMESTIC RATES**

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

### **LOCAL AUTHORITY**

Epping Forest District Council

### **PLANNING**

The site has planning for storage use.

### **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. 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 Whirledge & Nott nor the landlord accept any responsibility for any damage, injury or accident during viewing.

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**Whirledge  
&Nott**

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