



Light Industrial: Basildon

Monthly £3,000

RAYLEIGH OFFICE

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

01268 904389

Warehouse with yard, offices and parking.

DETAILS

The building is situated in a prominent position of the industrial estate. The building benefits from a yard at the rear, first and ground floor offices.

LOCATION

The property is situated in Basildon, seven miles east of the M25. It has a prominent position at the front of the estate which overlooks Courtauld Road within Burnt Mills Industrial Area.

SIZE

- 6,083 sq ft ground floor office, warehousing and storage areas.
- 868 sq ft first floor offices

allowing access to a secure fenced yard.

SERVICES

We understand that mains water and electricity are connected.

SERVICE CHARGE

The tenant will be responsible for a service charge in relation to the building.

INSURANCE

The tenant will be responsible for payment of the buildings insurance and their own contents insurance.

LOCAL AUTHORITY

Basildon District Council

NON-DOMESTIC RATES

The rateable value of the building is £37,500

TERMS

The building is offered to let on a full repairing and insuring lease on terms to be agreed with the Landlord.

EPC

The building as a EPC Rating of D

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.