



## Storage: Chelmsford

Monthly £150

### CHELMSFORD OFFICE

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

**01245 231123**

Storage unit of approximately 360 sq ft available on a secure farm site close to the village of Roxwell approximately 3 miles from Chelmsford City centre.

### DETAILS

#### DESCRIPTION

The unit has a concrete floor, lighting and electricity. The yard is alarmed and is also secured via an electric gate. The location provides good access to the towns of Bishops Stortford, Great Dunmow and Chelmsford. The A1060 and Stansted Airport are within easy reach. Chelmsford offers main line rail station to London Liverpool Street.

#### SIZE

The building totals 360 sq ft and is accessed via a full width door of approximately 12' with a height of approximately 10'.

#### SERVICES

Single phase electricity and lighting.

#### FACILITIES

WC facilities are available within the yard.

### **VALUE ADDED TAX**

VAT will be payable in addition to the rent.

### **CAR PARKING**

To be designated by the Landlord.

### **SERVICE CHARGE**

None.

### **INSURANCE**

Contents insurance is the responsibility of the tenant.

### **LOCAL AUTHORITY**

Chelmsford City Council

### **NON DOMESTIC RATES**

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

### **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.