



**Light Industrial: Basildon**

**Monthly £2,300**

## RAYLEIGH OFFICE

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

**01268 904389**

Warehouse measuring approximately 3,400 sq ft situated within 0.5 miles of the A127 Basildon A176 junction.

## DETAILS

Warehouse measuring approximately 3,400 sq ft, situated on the outskirts of Basildon. The building benefits from an electric roller shutter door with separate personnel door.

### SIZE

Approximately 3,400 sq ft.

### SERVICES

The property benefits from single phase electricity.

### SERVICE CHARGE

None

### INSURANCE

The tenant is responsible for their own contents insurance.

## **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.

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