



Industrial Park: Witham

Monthly £2,750

RAYLEIGH OFFICE

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

01268 904389

4,172 sq ft unit comprising of workshop, offices and mezzanine storage area.

DETAILS

LOCATION

The property is situated on Swanbridge Industrial Park which is located within Eastways Industrial area of Witham, situated north of Witham Town Centre.

DESCRIPTION

Swanbridge Industrial Park was built in 2006. The unit has the benefit of a high capacity mezzanine floor.

SIZES

- Workshop and offices 3,038 sq ft (282m²)
- Mezzanine 1,134 sq ft (105m²)

Total 4,172 sq ft (387m2)

The above floor areas are approximate and have been measured on a gross internal basis.

SERVICES

Water and electricity are connected to building and gas is to the building.

SERVICE CHARGE

There is a service charge for the management company which the tenant will be responsible for.

INSURANCE

The tenant will be recharged the cost of insuring the building and be responsible for their own contents insurance.

LOCAL AUTHORITY

Braintree District Council

NON-DOMESTIC RATES

The rateable value of the property is £21,250.

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.

EPC

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AGENTS NOTE

Photos taken November 2019.

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