

Unit 3 Mill Farm, Great Munden, Ware SG11 1JR

STORAGE/WORKSHOP

TO LET

6,372 sq ft

591.97 sq m



- Situated 3 miles west of the A10
- M25 and M11 both easily accessible
- On-site parking
- Available from end of July 2024



www.cokegearing.co.uk

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STORAGE/WORKSHOP UNIT

TO LET



Location

The unit is located near Buntingford and Standon with good access to the A10 and the A120, which leads to Bishop's Stortford, Stansted Airport and the M11 motorway. These units benefit from good access to M25 Junction 25, approximately a 30-minute drive down the A10.

Description

The unit was previously used as a farm building and has a blockwork base with a cladding upper. The unit is accessed via a roller shutter door. There is a shared toilet within the estate and Three Phase power running to the unit.

The unit benefits from a good eaves height providing suitable space for racking and storage.

Accommodation

(approximate measurements only)

6,372 sq ft 591.97 sq m

Rent

Unit 3: £50,000 per annum

Legal

Each party to bear their own costs in this transaction.

Terms

Available from end of July 2024 on a new fully repairing and insuring lease on terms to be agreed.

EPC

Rated as agricultural buildings and EPC exempt.

Business Rates

TO BE ASSESSED – Interested parties should satisfy themselves as to the rateable value and business rates payable by making their own enquiries with the East Herts Business Rates team and the Valuation office.

Viewings

For further information please contact:

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