

To Let

Semi - Detached industrial unit to Let

- On- site 24/7 security
- Eaves height to underside of haunch 4.5m
- Steel poral frame with composite clad roof & elevations
- External rolled stone yard & allocated parking

Unit 1 The Orchard

Hitchcocks Business Park, Willand, Cullompton, EX15 3FA

1,628 sq ft

151.25 sq m

Reference: #195224



Unit 1 The Orchard

Hitchcocks Business Park, Willand, Cullompton, EX15 3FA







Summary

Available Size	1,628 sq ft / 151.25 sq m
Rent	£11.00 per sq ft £17,908 per annum
Rateable Value	£11,750.00
Service Charge	A service charge based on 5% of the annual rent will be payable to cover repairs and maintenance of common parts.
EPC	E (106)

Description

The accommodation at Hitchcocks Business Park, which ranges from 140 sq m to 5,575 sq m (1,500 sq ft to 60,000 sq ft) offers functional units that will grow and develop with you as your business changes and progresses. They work closely with all of their tenants to create the type of modern, functional units they need for their businesses.

Location

90-acre business park is located just off the M5 at junction 27. A thriving community and nearby rail and air links make Hitchcocks an ideal base for your business.

Terms

The unit is available by way of a new full repairing and insuring lease for a term of years to be agreed.

Planning

The property has the benefit of planning consent for B1 (now E1), B2 & B8 use.

Katie Purrington

01392 429380 | 07513 482451 katie.purrington@jll.com

Kye Daniel

01392 429307 | 07525 913326 kye.daniel@eu.jll.com

JLL for themselves and for the vendors or lessors of this property whose agents they are, give notice that:- a. the particulars are set out as a general outline only for guidance and do not constitute, nor constitute part of, an offer or contract; b. all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are believed to be correct, but any intending purchasers, tenants or third parties should not rely on them as statements or representations of fact but satisfy themselves that they are correct by inspection or otherwise; c. no person in the employment of JLL has any authority to make or give any representation or warranty whatever in relation to the property; d. Any images may be computer generated. Any photographs show only certain parts of the property as they appeared at the time they were taken. For properties in Scotland: e. This correspondence is expressly subject to completion of formal legal missives in accordance with Scots Law. Financial Crime: In accordance with the Money Laundering, Terrorist Financing and Transfer of Funds Regulations 2017 and Proceeds of Crime Act 2002 Jones Lang LaSalle may be required to establish the identity and source of funds of all parties to property transactions. © 2023 Jones Lang LaSalle IP, Inc. Jones Lang LaSalle Limited, Registered in England and Wales Number 1188567 Registered office: 30 Warwick Street London W1B 5NH. Generated by AgentsInsight / Generated on 25/04/2024