

An aerial photograph of a large industrial compound. The compound consists of several buildings, including a large white warehouse with a corrugated metal roof, and various smaller structures and parking areas. A red outline highlights a large, empty paved area in the foreground, which is the subject of the advertisement. The compound is surrounded by green fields and a road. The 'gth' logo is visible in the top left corner.

gth

Open Storage and Distribution Compound – To Let

Compound 54, Foxmoor Business Park, Chelston, Wellington, Somerset, TA21 9RF

Key Facts

- Adjacent to Junction 26 of the M5 motorway and the A38.
- Palisade fenced secure compound, suitable for open storage and distribution.
- On an established business park with security in place.
- Electricity, water and private drainage on site.
- 55,000 sq ft., although will split into 37,500 and 17,500 sq ft. to suit requirements.
- Tenancy at Will or flexible leases(s) available.
- Rent from £1.15 psf

Location

The premises are within half a mile of Junction 26 of the M5 motorway and a similar distance from the A38 Taunton to Exeter road.

Bristol and Exeter are within 40 minutes drive, the county town of Taunton is 6 miles to the east and nearby Wellington, which has a population of approximately 12,000, provides a wide range of amenities.

Description

A level compacted crushed stone covered site adjacent to Chelston Link/ The A38 with palisade fencing, mains electricity, water and private foul drainage.

Suitable for a wide variety of open storage and distribution requirements.

Site Area

5,110 sq m. / 55,000 sq ft.

Our clients will consider splitting the site into two compounds of 17,500 sq ft. and 37,500 sq ft.

Business Rates

The compound has yet to be assessed for business rates.

VAT

We are advised the property is registered for VAT, therefore VAT will be payable on the rent.

Terms

This site is available to let via a Tenancy at Will or flexible lease to suit requirements at guide rents of:-

55,000 sq ft. @ £1.15 = £63,250 pa

37,500 sq ft. @ £1.45 = £54,375 pa

17,500 sq ft. @ £1.95 = £34,125 pa

Viewing

Strictly by appointment with sole agents:-

Zack Dennington

Greenslade Taylor Hunt

9 Hammet Street, Taunton, Somerset, TA1 1RZ

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