

01604 60 40 50 www.chowncommercial.co.uk

Chartered Surveyors and Commercial Property Consultants

FOR SALE

8 SANDERS ROAD WELLINGBOROUGH FINEDON ROAD INDUSTRIAL ESTATE NN8 4NL

GROUND FLOOR OFFICE UNIT WITH AMPLE CAR PARKING

LOCATION

Wellingborough is a well-established commercial centre in the heart of Central England. The Town is approximately 80 miles north of Central London, 65 miles to the Southeast of Birmingham and 15 miles to the North-East of Milton Keynes

Finedon Road industrial estate offers easy access to the ring road and to the A14.

ACCOMMODATION

The property provides over 936 Sq.Ft. on the ground floor.

PLANNING

Offices and light industrial use

TERMS

The property is available for sale freehold.

Guide price: £110,000

EPC

Available upon request



AMENITIES

Electric heating, security bars at windows. Kitchen. Surface mounted strip lighting. There are 6-10 car spaces

RATES VOA Website shows

VAT

The terms quoted are exclusive of any VAT that our clients may have a duty or choose to impose.

<u>VIEWING</u> Strictly by prior appointment with the sole agent

STEPHEN CHOWN

Chown Commercial Tel: 01604 604050

src@chowncommercial.co.uk

WWW.CHOWNCOMERCIAL.CO.UK



These particulars are issued on the direct understanding that all negotiations are conducted through Chown Commercial Ltd. The property is offered subject to contract and it still being available at the time of enquiry and no respons can be accepted or any loss or expenses incurred in viewing. Chown Commercial Ltd or themselves and for the vendors or lessors of this property whose agents they are, given notice that: (i) the particulars are set out as a general or only for guidance of intending purchasers or lessees, and do not constitute part of, an offer of contract. (ii) all descriptions, dimensions, references to condition and necessary permissions for use and do not contart do ther details are giv good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of the fact but must satisfy themselves by inspection or otherwise as to the correctness of ea

