

**Storage: Ongar**

**Monthly £2,195**

## RAYLEIGH OFFICE

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

**01268 904389**

Storage unit of approximately 4,876 sq ft available to let in rural location in the village of Willingale approximately 4 miles from the town of Ongar.

## DETAILS

### DESCRIPTION

Storage unit with good eaves height (approximately 7m), concrete floor lighting and single phase electricity (to be sub-metered by the landlord). The property is accessed via an electric roller shutter door (4.50m x 4.00m), double doors, small sliding door and a pedestrian door.

The unit is currently equipped with racking which can be brought by the incoming tenant, or taken out.

The unit is ideal for storage/warehouse space due to its connections to the A414 and M11.

### SIZE

4,876 square feet | **£2,195 per month + VAT**

## **FACILITIES**

There are no WC facilities but the landlord would allow a tenant to provide their own Portaloo if required.

## **CAR PARKING**

There is ample car parking to the side of the unit. The car parking area has a concrete floor.

## **INSURANCE**

The tenant to be responsible for payment of contents insurance.

## **NON-DOMESTIC RATES**

The tenant to be responsible for the payment of any non-domestic rates.

## **TERMS**

To be agreed with the Landlord.

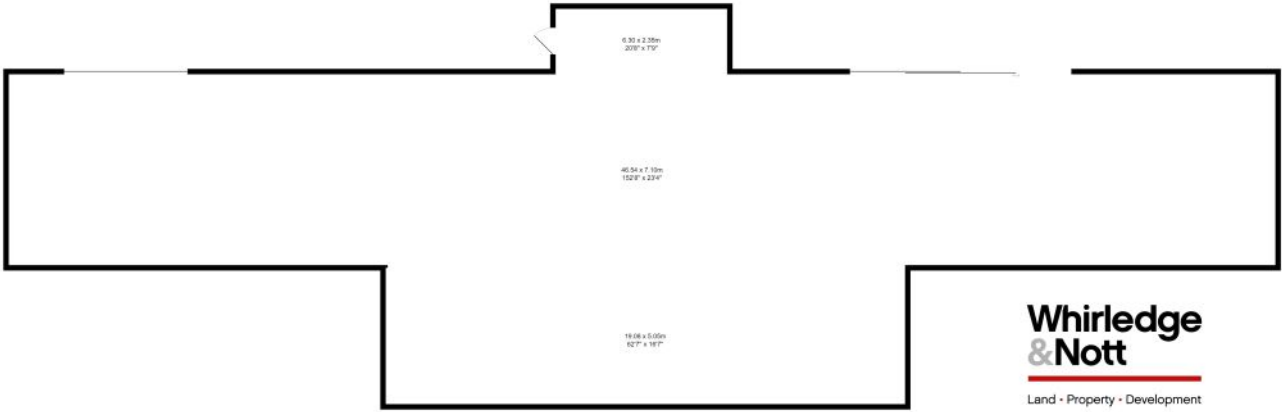
## **LEGAL**

### **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. Applicants 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 landlord accept any responsibility for any damage, injury or accident during viewing.



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