

The logo for 'gth' is displayed in white lowercase letters on a red rectangular background. The background image shows a large brick industrial building with a gabled roof, three green roller doors, and three windows. The ground is wet and reflective, suggesting it has recently rained. A small green sign with the number '3' is visible on the brick wall.

gth

Industrial

TO LET

Chilmark Estates, Building 3, Chilmark, SP3 5DU

Workshop / Storage Unit in pleasant rural setting

- Ground Floor 205.75 sqm (2,215 sqft)
- Mezzanine 164.41 sqm (1,770 sqft)
- Superfast broadband available
- Close to A303 & Tisbury with mainline station
- Flexible Lease Terms

Rent £1,000 per calendar month plus VAT

Location

Chilmark Estates is situated just south of the village of Chilmark and some 3 miles north east of Tisbury, 12 miles north east of Shaftesbury and some 12 miles west of Salisbury. Tisbury offers a range of local amenities plus a mainline station to London and Exeter. From Wilton take the A30 Shaftesbury road) and within approximately 3 miles turn right on to the B3089 at Barnford St Martin. Continue some 4 miles passing through the village of Dinton and then turn left towards Chicksgrove. After approximately 1.5miles and after a sharp right hand ben turn right at the southern end of the site. Continue along the lane for approximately 1 mile and the entrance to Chilmark Estates Business Park can be found on the right hand side.

Description

The property is a detached light industrial / storage unit benefitting from three roller shutter doors.

The property has a good sized front workspace area with adjoining store rooms and Kitchen and WC facilities

The property currently benefits from a mezzanine over the workspace area which can be removed by the tenant if not required

Accommodation

Approx. Gross Internal Areas	Sq. m.	Sq. ft.
Ground Floor	205.75	2,215
Mezzanine	164.41	1,770

Lease

The premises are available on new lease for a term to be agreed. The tenant will be responsible for all internal non-structural repairs and decorations to the property.

Rent

Unit 3 £1,000 per calendar month plus VAT.

Service Charge

A service charge will be levied by the Landlord to cover the maintenance of the common areas of the Estate, including landscaping Estate Roads, external lighting, sewage treatment plant and any other services of items of expenditure required to ensure the good management of the Estate.

Business Rates

Rateable value: to be assessed.

Services

3 phase mains electricity and water are connected to the property.

Viewing

Strictly by appointment with:-

Robert Clark

Greenslade Taylor Hunt

22 Princes Street, Yeovil, Somerset, BA20 1EQ

Telephone: 01935 423474

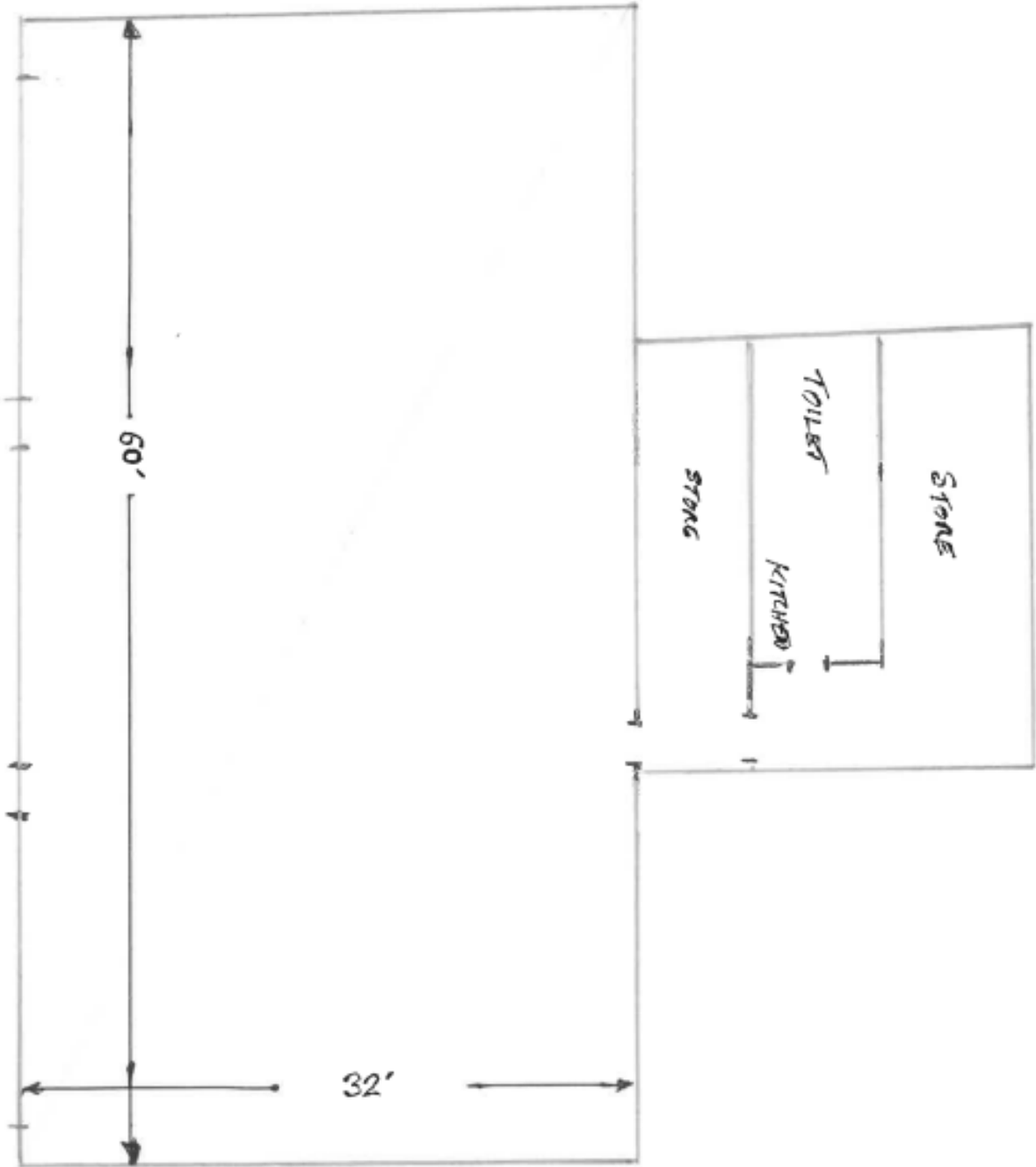
Email: robert.clark@gth.net



Important Notice

These particulars do not constitute any offer or contract and although they are believed to be correct their accuracy cannot be guaranteed and they are expressly excluded from any contract.

BUILDING 3 CHILMARK ESTATE



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