



SECURE OPEN STORAGE YARD

- 100% Rate Relief (STS)
- 24 Hour Access
- Car Parking available

Interested in this property? Please contact us on 01903 792785

UNIT 6, STATION GOODS YARD, HASSOCKS, WEST SUSSEX, BN6 8JA

Location

The site is located in the village of Hassocks with its comprehensive shopping amenities, restaurants, pubs, and leisure facilities. Situated approximately 8 miles north of Brighton and approximately 4 miles south of Burgess Hill with direct links to the A273 and A23. The nearest main line station is Hassocks which is approximately 0.8 miles away and regular bus services run nearby.

Description

The secure gated yard is located within Station Goods Yard and comprises of open storage space and double gated access. Additional benefits include on-site parking and 24 hour access.

Accommodation

The premises have the following approximate floor areas:

	Sq Ft	Sq M
Total floor area:	2,777	257.98

Tenure

The yard is To Let on a new lease for a term to be agreed.

Rent

Offers are invited in the region of £1,200pcm + VAT.

Business Rates

The ratable value from April 2023 provided by the Valuation Office Agency is £5,500. The small business rates for the financial year (2023 - 2024) is 49.9p in the £ making the rates payable approx. £2,590.50. However, since the premises have a ratable value of lower than £12,000, occupiers can expect to benefit from 100% rate relief, subject to status.

EPC

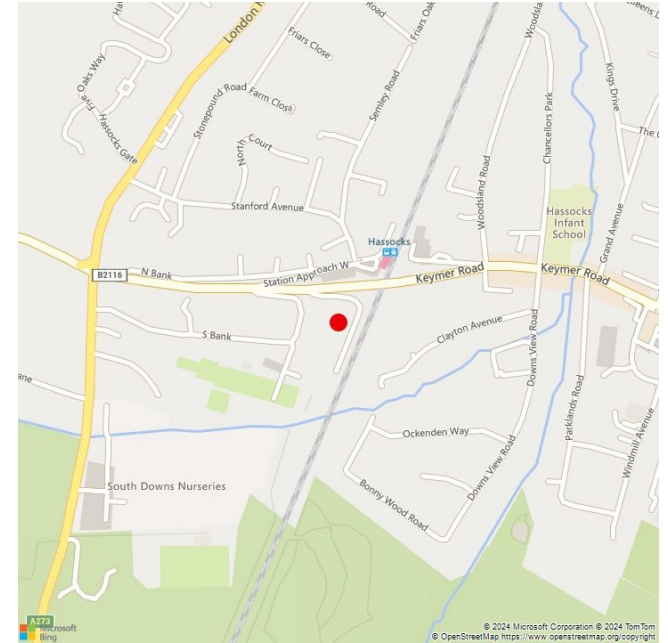
Exempt: Land does not require an EPC.

VAT

We are informed that VAT is applicable on the terms quoted.

Legal Fees

Each party is responsible for their own legal fees in this transaction.



Viewing

Strictly by appointment with Sole Agents, Jacobs Steel.



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