

RAYLEIGH



TO LET

5A & 5B Former Garden Centre, 401 Eastwood Road, Rayleigh, Essex SS6 7LU

YARDS

From 7,911.5 – 10,548.6 SQ. FT.
(735 – 980 SQ. M.)



RENT FROM £19,750 -£26,000
PER ANNUM EXCLUSIVE



AMPLE COMMUNAL PARKING



FLEXIBLE LEASE AVAILABLE



SECURE LOCATION



CUSTOMER PARKING



Ayers & Cruiks
COMMERCIAL

SOUTHEND OFFICE
01702 343060

CHELMSFORD OFFICE
01245 202555

DESCRIPTION AND LOCATION

Previously used as a thriving garden centre, we are offering to let this storage unit. Located adjacent to a busy road, in a residential area between Eastwood and Rayleigh, giving easy access to the A127.

The site benefits from a large customer parking area.

Units 5 A and 5 B have hard standing ground throughout.

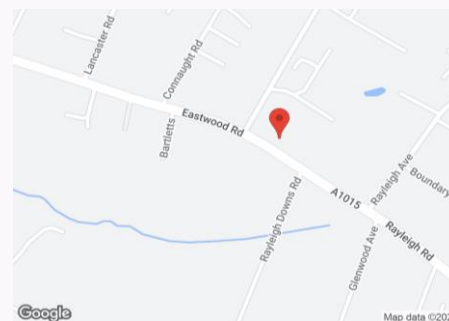


ACCOMMODATION

Type	Size	Price
5 A	7,911.5 SQ. FT. (735 SQ. M.)	£19,750
5 B	10,548.6 SQ. FT. (980 SQ. M.)	£26,000

TERMS

Available upon a new full repairing and insuring lease for a term to be agreed.



BUSINESS RATES

Interested parties are advised to confirm the rating liability with Rochford District Council.

LEGAL COSTS

Ingoing tenant to be responsible for the landlord's legal costs.

VIEWING

Strictly by prior appointment contact **Ayers&Cruik**s

Misrepresentation Act 1967

These particulars do not constitute, any part of an offer or a contract. All statements contained within these particulars as to this property are made without responsibility on the part of Highlands Properties Ltd. T/A Ayers & Cruiks, of the vendors or lessors. None of the statements contained within these particulars are to be relied upon as statements or representations of fact.

Intending purchasers or lessees must satisfy themselves by inspection otherwise, as to the correctness of each of the statements contained in these particulars. The vendors or lessors do not make or give Highlands Properties T/A Ayers & Cruiks nor any person in their employment, any authority to make any representations, whatever in relation to this property.

All prices, premiums or rents stated are deemed to be exclusive of VAT, unless stated otherwise.



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