

## Tank Hill Road, Purfleet, Essex, RM19 1SX



Up to 50 Commercial vehicle parking bays

Divisible and available on flexible term

- 1 mile from A13
- 3 miles from j30/31 M25
- 1 mile from Purfleet Train Station
- On-site security
- Fenced and gated
- Floodlighting

Maldon Office | **01621 929568** Thurrock Office | **01708 860696** Mobile | **07775 804842**

### Location

Situated on the southern side of Arterial Road (A1306), only 1 mile from the A13. The site lies only 3 miles to the west of junctions 30/31 of the M25. Strategically located 15.8 miles east of the City, Purfleet Railway Station is less than 1 mile away providing a service to London (Fenchurch Street) in approximately 28 minutes.

### The property

Up to 50 commercial vehicle parking bays within a larger fully operational site. The yard is fenced and gated (entrance and exit). There is on site security.

The operational hours are 7.00am to 9.00pm weekdays.

**Accommodation** The approximate gross internal floor area is:

A maximum of 50 bays, dividable to suit.

### Tenure

Available on a flexible term to be agreed.

### Rent

£125 per week plus VAT per bay. This figure is fully inclusive.

### Legal costs

Each party is to be responsible for the payment of their own legal costs, if applicable.

### Energy Performance Certificate

Not applicable.

### Agent's Note

All figures quoted are exclusive of VAT (if applicable)  
No warranty is given in respect of the current planning use.  
None of the amenities or fixtures and fittings have been tested.  
These particulars are awaiting our client's approval.

### Enquiries/viewing

Strictly by prior arrangement with sole agents Branch Associates on 01708 860696/ 07775 804842 or [jb@branchassociates.co.uk](mailto:jb@branchassociates.co.uk)



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[info@branchassociates.co.uk](mailto:info@branchassociates.co.uk) | [www.branchassociates.co.uk](http://www.branchassociates.co.uk)

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