

LUCAS

ESTATE AGENTS AND VALUERS

16 Victoria Place, Brightlingsea, Essex, CO7 0BX

Telephone: 01206 302639 'Fax: 01206 302874

E-mail: info@lucasestates.com Website: www.lucasestates.com



ALRESFORD, COLCHESTER, ESSEX

BARN TO LET. RENT £750 PER CALENDAR MONTH

BUSINESS RATES & CHARGES MAY APPLY

THE BARN HAS AN INTERNAL WIDTH OF 56FT. & A DEPTH OF 21FT.

ELECTRICITY CONNECTED. TOILET BLOCK CLOSE BY.

TIMBER CONSTRUCTION. SMALL TRADES & STORAGE CONSIDERED.

**INSURANCE. THE TENANT IS RESPONSIBLE FOR THEIR OWN CONTENTS INSURANCE.
VIEWING. BY APPOINTMENT THROUGH LUCAS ESTATE AGENTS AT THE RISK OF THE ENQUIRER.**

LUCAS ESTATE AGENTS AND THE VENDOR DO NOT ACCEPT ANY RESPONSIBILITY FOR ANY DAMAGE, INJURY OR ACCIDENT DURING A VIEWING.

ESTABLISHED 1935

Property Misdescription Act

- 1) The seller has agreed that these particulars are correct and accurate description of their property. However, if there is any point which is of particular importance to you. Please contact the office and we will be pleased to check the information for you – particularly if contemplating traveling some distance to view the property.
- 2) These particulars are a general guide only to the property and do not form a part of any contract between buyer and seller.
- 3) Intending purchasers should not rely on these particulars as statement of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them.
- 4) No one in our employ has any authority to make any representation or warranty in relation to this property.

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