

DAVID
BURR



Maple House, Sturmer Road, Halstead, CO9 4BB

An opportunity to acquire a studio space for commercial use.

Guide £225,000

Maple House, Sturmer Road, Halstead, Essex CO9 4BB

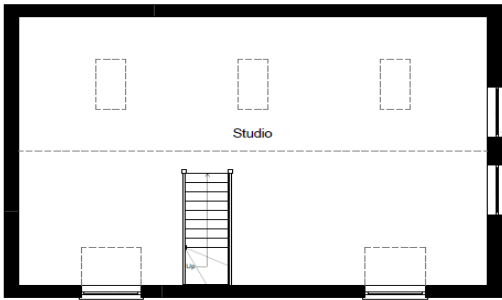
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Key features:

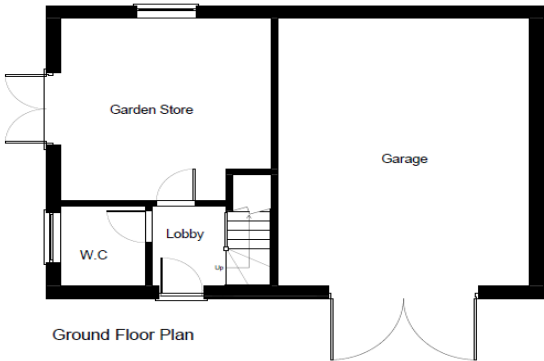
- Access via private road with electric gates (shared with Maple House)
- On-site parking for up to 4 vehicles (including 1 internal space)
- On-site toilet facilities

Considerations:

- Access is set to limited working hour times (9am-5pm on weekdays) no access outside of these hours
- 50% contribution to any access roadway repairs / gate maintenance
- Site area is limited to the building footprint, 4 parking spaces and the patio space near front door
- Commercial use may consist of storage and distribution and office use only. No agricultural, industrial, or garage / car maintenance use.



First Floor Plan



Ground Floor Plan

Viewing strictly by appointment with David Burr.

Castle Hedingham	(01787) 463404
Clare	(01787) 277811
Leavenheath	(01206) 263007
Long Melford	(01787) 883144
Newmarket	(01638) 669035
Woolpit	(01359) 245245
Bury St Edmunds	(01284) 725525
Linton & Villages	(01440) 784346
London	(020) 78390888

DAVIDBURR.CO.UK

Additional information:

SERVICES: TBC. None of the services have been tested by the agent.
LOCAL AUTHORITY: Braintree District Council, Town Hall, Fairfield Road, Braintree CM7 3YG. Telephone: 01376 552525.
Tenure: Freehold.

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