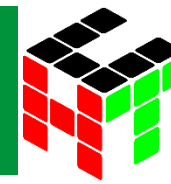


SECURE FENCED STORAGE COMPOUND TO LET ON NEW LEASE



Huw Thomas
commercial

huwthomascommercial.com

01249 704345



Fenced storage compound

3,397 Sq Ft
315.58 Sq. M

- Convenient location close to M4 motorway
- Gated and fenced compound
- Lighting and power
- £8,040 pa + VAT
- New flexible tenancy

COMPOUND 3, KINGTON PARK, KINGTON ST MICHAEL, CHIPPENHAM, WILTSHIRE, SN15 5PZ

LOCATION

Kington St Michael is a popular village located just 1.5 miles south of Junction 17 of the M4 motorway and approximately 2 miles north of Chippenham.

Kington Park is located on the west side of the A350 and provides a variety of office, workshop and storage units, with plentiful on site parking.

DESCRIPTION

Compound 3 is a level compound with a surface of compacted scalplings.

It is surrounded by a steel fence approximately 2.5 metres in height. It is accessed via double steel gates.



The compound has the benefit of floodlighting and a power supply.



ACCOMMODATION

The compound has a site area of approximately 3,397 sq ft.

TERMS

The compound is offered by way of a new tenancy for a term to be agreed.

RENT

£8,040 per annum.

VAT at the standard rate is payable on the rent.

SERVICE CHARGE

A service charge of £20 + VAT per month is payable as a contribution the repair and maintenance of the common areas of Kington Park.

UTILITIES

The unit has its own metered electricity supply, serving 2 power sockets and lighting attached to the fencing. The tenant is able to select their own supplier.

BUSINESS RATES

To be confirmed.

LEGAL COSTS

Each party shall be responsible for their own legal costs incurred in any transaction.

VIEWING AND FURTHER INFORMATION

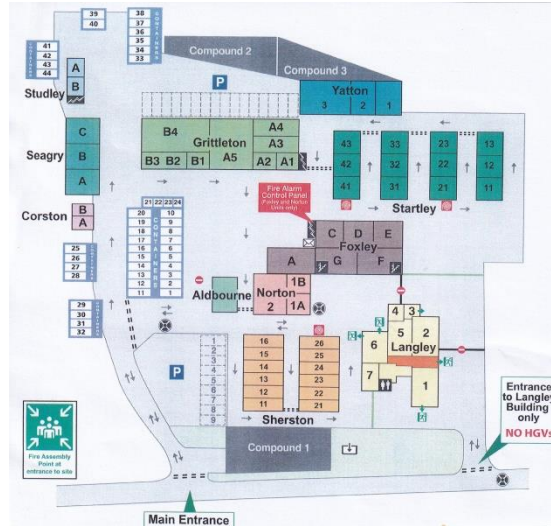
Via Huw Thomas of Huw Thomas Commercial

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Details prepared March 2024.

Disclaimer

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