

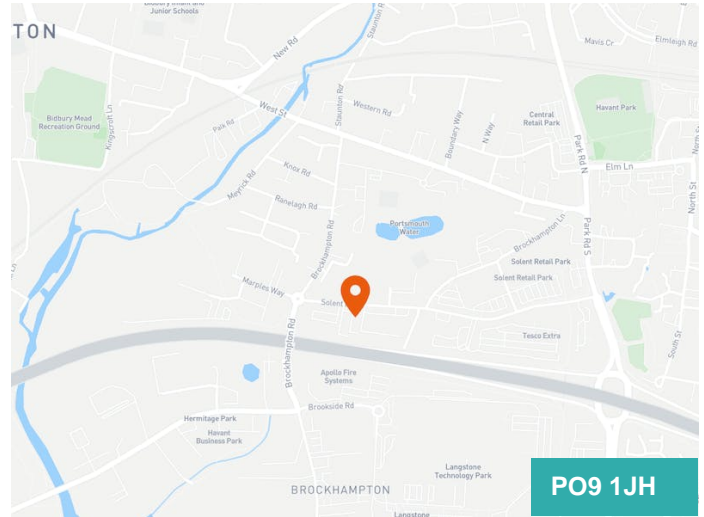
Solent Trade Park, PO9 1JH



INDUSTRIAL / WAREHOUSE TO LET

4,722 SQ FT

- 6m min eaves height
- Suitable for trade counter use
- Easy access to M27
- 3 x Loading door 2.67m (w) x 4.01m (h)



Summary

Available Size	4,722 sq ft
Rent	Rent on Application
Business Rates	N/A
EPC Rating	Upon Enquiry

Description

The units are of steel portal frame construction with a combination of brickwork and profile clad elevations. There are up and door manual roller shutter doors to the front elevation along with customer entrances. Internally, there are brick built WCs. The properties benefit from 3 phase electricity and gas supply.

There are many national trade counter occupiers locally, such as Screwfix, Jewson, Plumlink, Halfords and Toolstation.

Location

The site is superbly situated within an established retail/trade area of Havant with excellent road connections to the A27, M27 and A3(M) networks.

Accommodation

The accommodation comprises the following Gross Internal Areas:

Name	sq ft	sq m	Availability
Unit - 10C	1,043	96.90	Available
Unit - 10D	2,105	195.56	Available
Unit - 10E	1,574	146.23	Available
Total	4,722	438.69	

Terms

New full repairing and insuring leases are available on terms to be agreed.

VAT

All prices, premiums and rents, etc., are quoted exclusive of VAT.

Legal Costs

Each party to be responsible for their own legal costs incurred in a transaction.

AML

In accordance with Anti-Money Laundering requirements, two forms of identification will be required from the purchaser or tenant and any beneficial owner together with evidence/proof identifying the source of funds being relied upon to complete the transaction.



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