

# STORAGE COMPOUNDS TO LET

From 3,200 sq. ft (297.29 sq. m)

Petchey  
HOLDINGS



Your Sussex Property Expert



## Compounds at Ditchling Common Industrial Estate, Ditchling, Hassocks BN6 8SG

- Variety of storage compounds
- Ideal storage facilities
- Standard estate lease
- Dedicated on-site parking
- Industrial estate with 24-hour access

**TO LET**

Commercial & Residential Property throughout Sussex

Commercial Head Office • 30-31 Foundry Street • Brighton • East Sussex • BN1 4AT • Tel 01273 688882 • Fax 01273 627419

Commercial & Residential Estate Agents • Relocation Consultancy • Development Advice •

Valuation • Landlord & Tenant • Feasibility Studies • Property Management • Business Rates

[www.oakleyproperty.com](http://www.oakleyproperty.com)

## LOCATION

Ditchling Common Industrial Estate is located to the east of Burgess Hill. The estate entrance is accessed from Folders Lane East, Ditchling Common (B2113). There are good road connections to Gatwick Airport, Haywards Heath, Lewes, Brighton, and London. Covering a site of 8 acres, Ditchling Common Industrial Estate is a multi-let business park comprising approximately 200,000sqft of light industrial units, warehouses and open storage land with Lion House at its entrance providing office accommodation.

A location plan and street view can be viewed online through Google Maps by typing in the following postcode: **BN6 8SG**.

## DESCRIPTION

The estate has a number of open storage compounds located on the most southern side of the estate, with the majority of which are secured by fencing.

## USE

The compounds may be used for a wide variety of uses. Interested applicants are advised to make their own enquiries in respect of their proposed use.

## FLEXIBLE TERMS

The compounds are available to let upon a standard estate lease, starting at a term of 1 year, on effectively a full repairing and insuring basis.

## DEPOSIT

A rent deposit of one quarter's rent will be required (subject to status).

## VAT

VAT will be charged on the rent

## BUILDING INSURANCE / SERVICE CHARGE

Upon application.

## ENERGY PERFORMANCE CERTIFICATE

EPCs upon request.

## LEGAL FEES

Tenants are to contribute £275 plus VAT towards the legal cost of preparing the necessary documentation and in order to reserve the unit.

## VIEWING ARRANGEMENTS

Strictly by appointment through sole letting agent, Oakley Property.

## CONTACT



**James Hamblyn**

01273 627 411

[james.hamblyn@oakleyproperty.com](mailto:james.hamblyn@oakleyproperty.com)

Main switchboard: 01273 688 882

[www.oakleyproperty.com](http://www.oakleyproperty.com)

Please Note: These details have been produced in good faith and are believed to be accurate based upon the information supplied but they are not intended to form part of a contract. You are strongly advised to check the availability of the property before travelling any distance to view. All statements contained in these particulars as to this property are made without responsibility on the part of Oakley or the vendors or lessors. None of the statements contained in these particulars as to this property are to be relied on as statements or representations of fact. Any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendors do not make or give and neither Oakley nor any person in their employment has any authority to make or give any representation or warranty whatsoever in relation to this property.



**Oakley**

Your Sussex Property Expert

## AVAILABILITY - ACCOMMODATION & RENTS

	SQ.FT	SQ.M	RENT PER ANNUM EXCLUSIVE	SERVICE CHARGE PER ANNUM
Compound 12	4,177	388.06	£12,531 pax	£1,880
Compound 18	3,200	297.29	£9,600 pax	£1,440
Compound 21	5,837	542.28	£11,674 pax	£2,627

[www.oakleyproperty.com](http://www.oakleyproperty.com)

Please Note: These details have been produced in good faith and are believed to be accurate based upon the information supplied but they are not intended to form part of a contract. You are strongly advised to check the availability of the property before travelling any distance to view. All statements contained in these particulars as to this property are made without responsibility on the part of Oakley or the vendors or lessors. None of the statements contained in these particulars as to this property are to be relied on as statements or representations of fact. Any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendors do not make or give and neither Oakley nor any person in their employment has any authority to make or give any representation or warranty whatsoever in relation to this property.



Map showing approx. location of all compounds in blue outline, compared to the red outline of the whole industrial estate.

Images, maps, plans and boundaries are for reference purposes and not to scale.

[www.oakleyproperty.com](http://www.oakleyproperty.com)

Please Note: These details have been produced in good faith and are believed to be accurate based upon the information supplied but they are not intended to form part of a contract. You are strongly advised to check the availability of the property before travelling any distance to view. All statements contained in these particulars as to this property are made without responsibility on the part of Oakley or the vendors or lessors. None of the statements contained in these particulars as to this property are to be relied on as statements or representations of fact. Any intending purchasers must satisfy themselves by inspection or otherwise as to the correctness of each of the statements contained in these particulars. The vendors do not make or give and neither Oakley nor any person in their employment has any authority to make or give any representation or warranty whatsoever in relation to this property.