

BILLERICAY



TO LET

Yard

Barleylands Farm

Barleylands Road

Billericay

CM11 2UD

LAND

8,600 SQ. FT. (799 SQ. M.)



Spacious Yard



Good Road Connections



Potential For Power & Water



New Lease Available



Rent Only £17,200 Per Annum
Exclusive



Ayers & Cruiks
COMMERCIAL

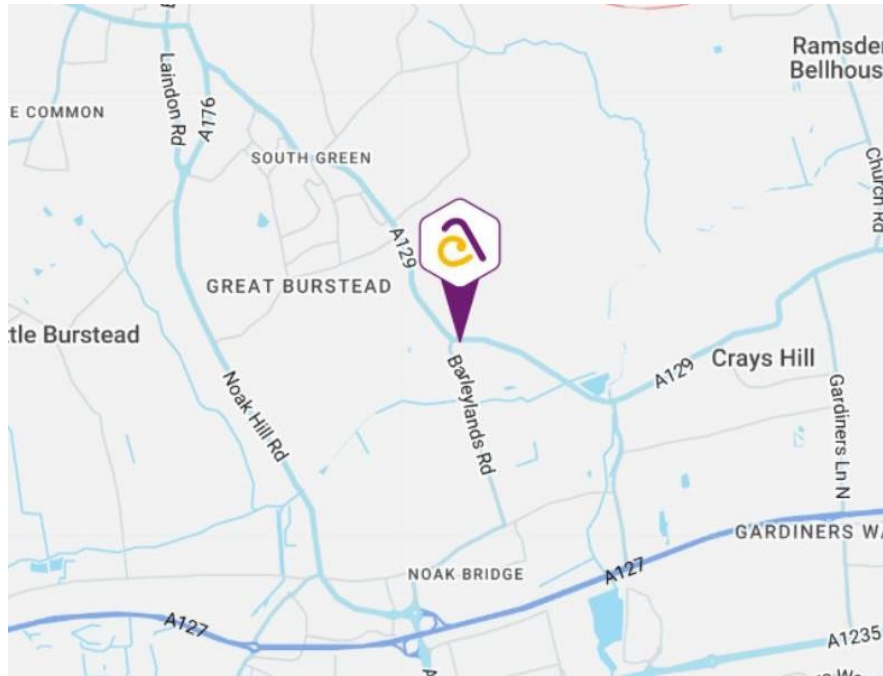
SOUTHEND OFFICE
01702 343060

CHELMSFORD OFFICE
01245 202555

DESCRIPTION AND LOCATION

The yard is situated on the popular Barleylands Farm Estate near Billericay in Essex. Barleylands Farm benefits from its proximity to excellent transport links. Billericay train station is located just a few miles away, provides direct and frequent train services to London. It is also conveniently situated near the A129 and A176 roads, allowing good connections to major routes like the A12 and M25, these roads provide direct access to the surrounding towns and cities.

This open-plan yard offers a flexible and spacious area. The yard is fully fenced off, providing security and privacy. While the yard currently does not have power or water installed, it is equipped with the potential for these services.



ACCOMODATION

	SQ. FT.	SQ. M.
Building Area	8,600	799
TOTAL	8,600	799

TERMS

The premise is available on a new full repairing and insuring lease, for a term to be agreed.

SERVICE CHARGE

To Be Confirmed

EPC

Not Applicable

BUSINESS RATES

Interested parties are advised to confirm the rating liability with Basildon Council on 01268 533333

LEGAL COSTS

Ingoing tenant to be responsible for the landlords reasonable legal costs.

TENURE

Leasehold

RENT

£17,200 per annum exclusive

VAT

Plus VAT If Applicable

VIEWING

Strictly by prior appointment via landlords appointed agents Ayers & Cruiks

Misrepresentation Act 1967

These particulars do not constitute, any part of an offer or a contract. All statements contained within these particulars as to this property are made without responsibility on the part of Highlands Properties Ltd. T/A Ayers & Cruiks, of the vendors or lessors.

None of the statements contained within these particulars are to be relied upon as statements or representations of fact.

Intending purchasers or lessees must satisfy themselves by inspection otherwise, as to the correctness of each

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All prices, premiums or rents stated are deemed to be exclusive of VAT, unless stated otherwise.



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