

4,047 SQ FT (376 SQ FT)
OPEN-SIDED RURAL STORAGE BARN TO LET
IMMEDIATE OCCUPATION AVAILABLE



OTHER STORAGE BARNs AVAILABLE FOR RENT

BARN 3, RUSPER ROAD
CAPEL
SURREY
RH5 5HG

Henry Adams HRR Commercial Ltd, 50 Carfax, Horsham, West Sussex RH12 1BP
01403 282519 hrr.commercial@henryadams.co.uk henryadams.co.uk

Residential / **Commercial** / Rural / Development / Auctions

LOCATION

The site is situated close to the A24 (Horsham Road), just south of Capel Village, being located approximately 6.4 miles to the north of Horsham and approximately 6.6 miles to the south of Dorking.

DESCRIPTION

An open-sided storage barn of steel framed construction with composite profile steel cladding and partial concrete walls under a pitched sheeted roof.

ACCOMMODATION (GROSS INTERNAL AREA)

Ground Floor 1,178 sq ft (109.4 sq m)

SITE & PROPERTY FEATURES

- External lighting
- LED lighting
- Secure gated entrance
- CCTV monitored

RENT

£16,000 per annum exclusive, payable monthly in-advance by bank Standing Order.

TERMS

The unit is available for rent upon a simple tenancy agreement for a term to be agreed. The agreement is written for easy reading and quick occupation. A deposit equivalent to three months' rent will be required. The tenancy will be excluded from the Security of Tenure Provisions of the Landlord & Tenant Act 1954 (Part II). There is a charge of £200 plus VAT payable to cover the administrative costs of preparing and completing the tenancy agreement.

BUSINESS RATES (2026/2027 FINANCIAL YEAR)

Pending formal assessment.

VIEWING ARRANGEMENTS

Strictly by appointment through SOLE LETTING AGENTS
Henry Adams Commercial www.henryadams.co.uk/commercial

CONTACT

Andrew Algar – Head of Commercial Property
01403 282 519
07868 434 449
andrew.algar@henryadams.co.uk

Agent's Notice – We endeavour to make our particulars as accurate and reliable as possible. They are for guidance only and are intended to give a fair overall summary of the property. They do not form part of any contract or offer and should not be relied upon as a statement or representation of fact. Measurements, areas, plans and distances are approximate only. Photographs and computer-generated images show only certain parts and aspects of the property at the time they were taken or created. Neither Henry Adams HRR Commercial Ltd nor any of its employees has any authority to make or give any representation or warranty whatsoever in relation to the property. No undertaking is given as to the structural condition of the property or any necessary consents or the operating ability or efficiency of any service system or appliance. Intending purchasers or lessees must satisfy themselves with regard to each of these points. Unless otherwise stated, all prices and rents are quoted exclusive of VAT. Any intending purchasers or lessees must satisfy themselves as to the incidence of VAT in respect of any transaction.

