

TO LET

First Floor Office

965 sq. ft. (90 m²)

FIRST FLOOR OFFICE, G K ENGINEERING & DESIGN

Bentalls, Pipp's Hill Industrial Estate, Basildon, Essex, SS14 3BY

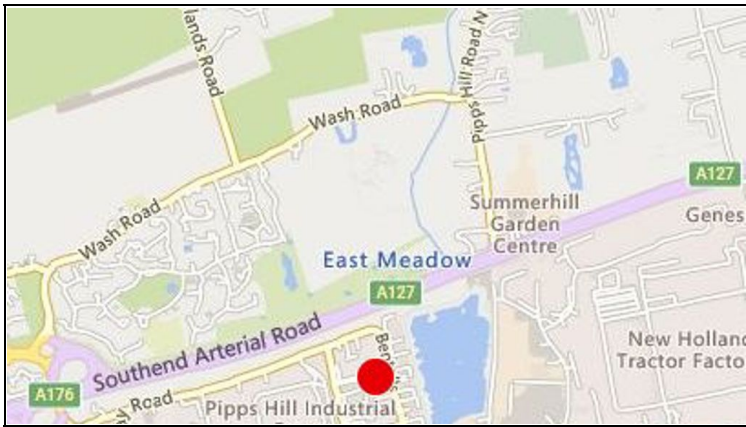


- First Floor
- Gas Central Heating
- UPVC Double Glazing

- LED Lighting
- Parking Available (first come first served basis)
- Available Immediately

KEMSLEY LLP
PROPERTY CONSULTANTS

01268 532425
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LOCATION

Basildon is situated in the Thames Gateway approximately 30 miles to the east of central London accessed via the A127 and A13 trunk roads which provide good communications throughout the South East Essex Area and direct links to the M25 motorway which is approximately 10 miles distant. Basildon main line railway station provides services to London Fenchurch Street.

DESCRIPTION

Refurbished first floor office space with its own access via the side of the property. The office benefits from LED lighting, gas central heating, perimeter trunking, a wall mounted data cabinet, and a kitchenette. The space also has uPVC double glazing.

ACCOMMODATION

Total 965 sq. ft. (90 m²)

The above floor areas are approximate and have been measured on a net internal basis.

TENURE

The property is available on a leasehold basis, further detail upon application.

RENT

Internal repairing and insuring lease at £15,000 per annum.

VAT

All rents, prices and premiums are exclusive of VAT under the Finance Act 1989.

BUSINESS RATES

To be re-assessed.

EPC

The property has an EPC rating of E.

LEGAL FEES

Each party to bear their own legal costs incurred in this transaction.

CONTACT

Strictly by appointment via sole agents:

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