



Chartered Surveyors &
Commercial Property Consultants

WAREHOUSE / WORKSHOP WITH 0.2 ACRE YARD

TO LET

**ALDEN FARM, ALDENS LANE
UPTON, DIDCOT, OX11 9HS**

7,088 SQ FT (658.48 SQ M)



Bartholomew House, 38 London Road, Newbury, Berkshire RG14 1JX

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This information and the descriptions and measurements herein do not form part of any contract and whilst every effort has been made to ensure accuracy, this cannot be guaranteed.

SITUATION

The property is situated in the village of Upton which is accessed via the A34 at Chilton. From Chilton head into Upton. Head towards Blewbury, access to the property is the second turning right. Follow the private road to the gates where the property can be found.

DESCRIPTION

The property comprises a steel framed workshop with yard

The property benefits from:-

- * Secure commercial compound entered via electric gate with cameras
- * Three phase power
- * Eaves height of 5m rising to 7m
- * Electric Roller Shutter door - 4.8m wide
- * Parking for 10 cars (can double up to provide 20 spaces)
- * Office
- * LED lights
- * Fibre broadband is available with speeds of up to 1GB

The yard benefits from:-

- * 0.2 Acre yard
- * Hardcore base
- * Secure gated area
- * Electric
- * Water
- * Septic tank
- * Concrete base for additional offices

ACCOMMODATION

	Sq. M.	Sq. Ft.
Total	658.48	7,088

RATING ASSESSMENT

Rateable Value £45,500

Rates Payable £19,656 (2026/27)

The assessment currently includes two portable buildings. If these are removed the Rates payable figure would decrease to approx. £18,800.

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ENERGY PERFORMANCE CERTIFICATE

This property has an EPC rating of tba and a score of tba.

PROPOSAL

The workshop and yard is available on a new lease, the length of which is open to negotiation

The quoting rent is £49,500 per annum exclusive.

VAT is applicable.

LEGAL COSTS

Each party is to bear their own costs.

VIEWING

Contact Shane Prater / Tom Price

Email: shane@quintons.co.uk / tom@quintons.co.uk

August 2026

Approx Site Plan



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