

Industrial

UNIT 4 | DURBAN PARK INDUSTRIAL ESTATE

Durban Park, Bognor Regis, PO22 9RJ

UNIT 4 | 7,448 SQ FT

Industrial unit with Office

Unit 4 is located on Durban Park Industrial Estate, Durban Road, Bognor Regis, West Sussex. The estate is established and well regarded, situated less than half a mile from Bognor Regis town centre with direct access to the A259, linking to Chichester to the west and Worthing to the east.

The unit is refurbished to a good standard and provides flexible accommodation suitable for light industrial, warehouse or commercial use. Internal specification includes a roller shutter door and a maximum eaves height of 9m, providing substantial headroom for a range of operational requirements. Office accommodation is included within the unit. The unit holds an EPC rating of C. The estate benefits from ample parking and strong site security.

Lease Type

New



Unit Summary

- Roller Shutter Door
- Well Maintained Estate
- Office Accommodation
- Ideal Trade Counter Units
- Car Parking
- WC facilities

[View Floor Plans](#)

Occupational Costs

	Per Annum	Per Sq Ft
Rent	£83,900.00	£11.26
Rates	£26,400.00	£3.54
Maintenance Charge	£14,896.00	£2.00
Insurance	£2,234.40	£0.30
Total Cost	£127,430.40	£17.11

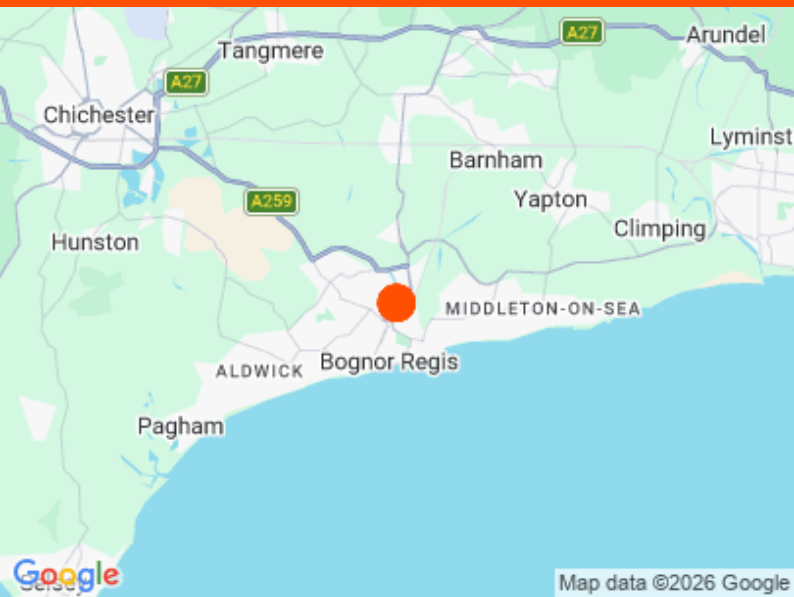
Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency (www.voa.gov.uk). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see <https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief> or read our rates blog.

→ For more info please visit: unit.info/U4P0200092

+44(0) 808 169 7554

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Location

The Durban Business Centre is located on the established Durban Road Business Park within Bognor Regis in close proximity to the A259 linking to Worthing and Chichester. Bognor Regis is a popular and expanding seaside town on the South Coast of West Sussex. It is approximately 55 miles south west of London, 24 miles west of Brighton and 6 miles east of Chichester. Durban Road Industrial Estate is located less than ½ a mile from the town centre close to the A259 and A29.



Road
A3: 12 miles



Airport
Southampton: 38 miles



Rail
Littlehampton: 7 miles

Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Contact us now to arrange a viewing.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	C (66)



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Key Contact



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