



659 London Road, Westcliff-on-Sea, SSO 9PD To Let | 1,632 sq ft



659 London Road, Westcliff-on-Sea, SSO 9PD

Summary

- Rent: £27,000 per annum
- Business rates: Interested parties are advised to confirm the rating liability with Southend City Council on 01702 215000
- Car parking charge: n/a
- VAT: To be confirmed
- Legal fees: Ingoing tenant is liable for both parties legal costs
- Lease: New Lease

Further information

• View details on our website

Contact & Viewings

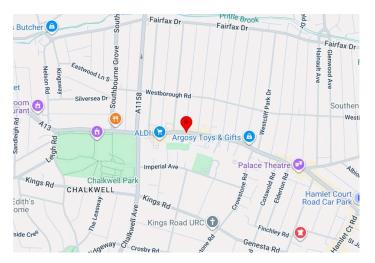
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Offices

86-88 Baxter Avenue, Southend-On-Sea, Essex, SS2 6HZ Tel: 01702 343060 Burgundy Court 64/66 Springfield Road, Chelmsford, Essex, CM2 6JY Tel: 01245 202555



Key Points

- Ideal Retail/Office Use
- Brand New Ground Floor Unit
- Excellent Passing Trade Potential
- New Lease Available
- Rent £27.000 Per Annum Exclusive

Description

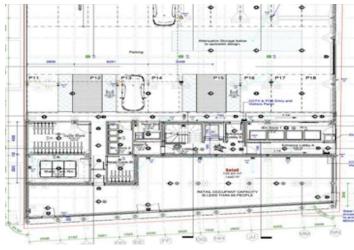
The property benefits from planning consent for both office and retail use, making it highly versatile. Nearby operators include Tesco Express and Aldi, further enhancing footfall and visibility.

Location

Situated in a prime location on London Road in Westcliffon-Sea, close to Chalkwell Park, this brand-new 1,632 sq. ft. commercial unit offers excellent frontage and significant passing trade potential.

Accommodation

Floor/Unit	Building Type	sq ft sq m Availability	
Suite	Office	1,632 151.62 Available	



Viewings

Strictly by prior appointment via the landlords appointed agents Ayers & Cruiks.

Terms

The property is available to let upon on a new full repairing and insuring lease for a term to be agreed.

Rent

£27,000 per annum exclusive

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