

SOUTHEND-ON-SEA



TO LET

Priory Industrial Estate
Stock Road,
Southend-On-Sea
Essex
SS2 5QL

INDUSTRIAL UNITS

660 SQ.FT. (61 SQ.M.)

645 SQ.FT. (59.9 SQ.M.)



Industrial Park



Roller Shutters



Min Eaves 2.9m to Max Eaves 4.2m



Undergoing New Renovations



New Leases Available



Ayers & Cruiks
COMMERCIAL

SOUTHEND OFFICE
01702 343060

CHELMSFORD OFFICE
01245 202555

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DESCRIPTION AND LOCATION

The Priory Industrial Estate, located off Stock Road, boasts an industrial unit featuring metal roller shutters and concrete floors. It is currently undergoing renovations, including a new roof. Additionally, the unit will be newly decorated upon completion of the refurbishment.

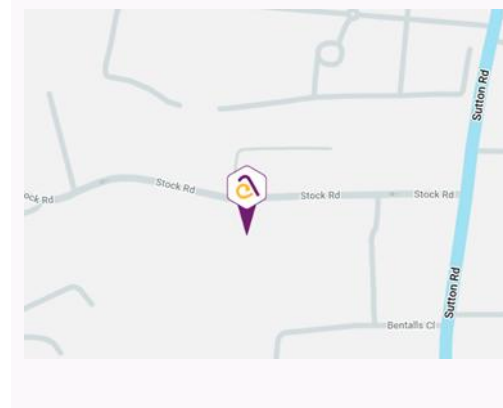
UNIT	SQ.FT.	SQ.M.	EPC	RENT PER ANNUM
4	990	91.9	D - 81	NOW LET
5	661	61.4	D - 83	NOW LET
6	660	61.3	D - 83	NOW LET
7	660	61.3	D - 83	£7,920
8	660	61.3	D - 83	£7,920
9	871	80.9	D - 84	NOW LET
10	871	80.9	D - 81	NOW LET
11	645	59.9	D - 83	NOW LET
12	645	59.9	D - 83	NOW LET
13	645	59.9	D - 83	£7,740
14	645	59.9	D - 83	NOW LET
15	1,007	93.5	D - 83	NOW LET
16	505	46.9	C - 56	NOW LET

SERVICE CHARGE & INSURANCE

Service charge is applicable please enquire for further information. The landlord will ensure the premises and the premiums to be recovered from the tenant.

TERMS

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



Misrepresentation Act 1967

These particulars do not constitute, any part of an offer or a contract. All statements contained within these particulars as to this property are made without responsibility on the part of Highlands Properties Ltd. T/A Ayers & Cruiks, of the vendors or lessors. None of the statements contained within these particulars are to be relied upon as statements or representations of fact. Intending purchasers or lessees must satisfy themselves by inspection otherwise, as to the correctness of each of the statements contained in these particulars. The vendors or lessors do not make or give Highlands Properties T/A Ayers & Cruiks nor any person in their employment, any authority to make any representations, whatever in relation to this property. All prices, premiums or rents stated are deemed to be exclusive of VAT, unless stated otherwise.



BUSINESS RATES 2023

Interested parties are advised to contact Southend City Council 01702 21500.

LEGAL COSTS

Ingoing tenant is responsible for the landlords reasonable legal costs.

TENURE

Leasehold

VIEWING

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



Ayers & Cruiks
COMMERCIAL

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