



Ayers & Cruiks
COMMERCIAL

Webster Court, Websters Way, Rayleigh, SS6 8JQ

To Let | 807 sq ft

Ground floor office in Rayleigh town centre with 3 suites, reception, kitchenette, W.C., parking nearby, and great transport links.

Webster Court, Websters Way, Rayleigh, SS6 8JQ

Summary

- Rent: £13,000 per annum
- Business rates: £5,738.50 per annum Interested parties are advised to confirm the rating liability with the relevant council
- Car parking charge: n/a
- VAT: Applicable
- EPC: B (47)
- Lease: New Lease

Contact & Viewings

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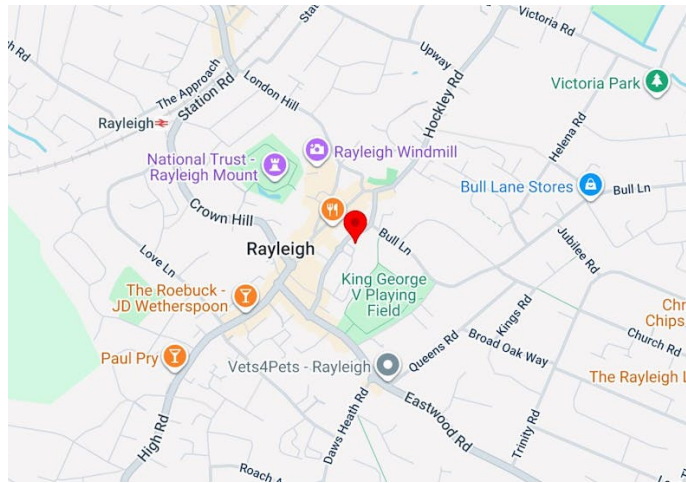
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Key Points

- Ground Floor Office
- Kitchenette & W.C
- Close to Rayleigh High Street
- Public Car Park Near By
- Suspended Ceilings & Electric Heating

Description

The ground floor office comprises three office suites with an integral reception area. It features a suspended ceiling with integrated lighting, electric heating, and carpet flooring throughout. Additional amenities include a kitchenette and a spacious W.C.

Location

The property is prominently situated within Rayleigh town centre. It enjoys close proximity to a variety of shops, cafés, and local services. Rayleigh Railway Station is within walking distance, offering regular services to London Liverpool Street and Southend, while the nearby A127 and A130 provide excellent road connections to the M25 and surrounding areas.



Public car parking is available close by.

Accommodation

Description	sq ft	sq m
Ground Floor Suite	807	74.97

Viewings

Strictly by prior appointment via the landlord's appointed agents Ayers & Cruiks

Terms

The premises are available to let upon a new lease, term to be agreed.

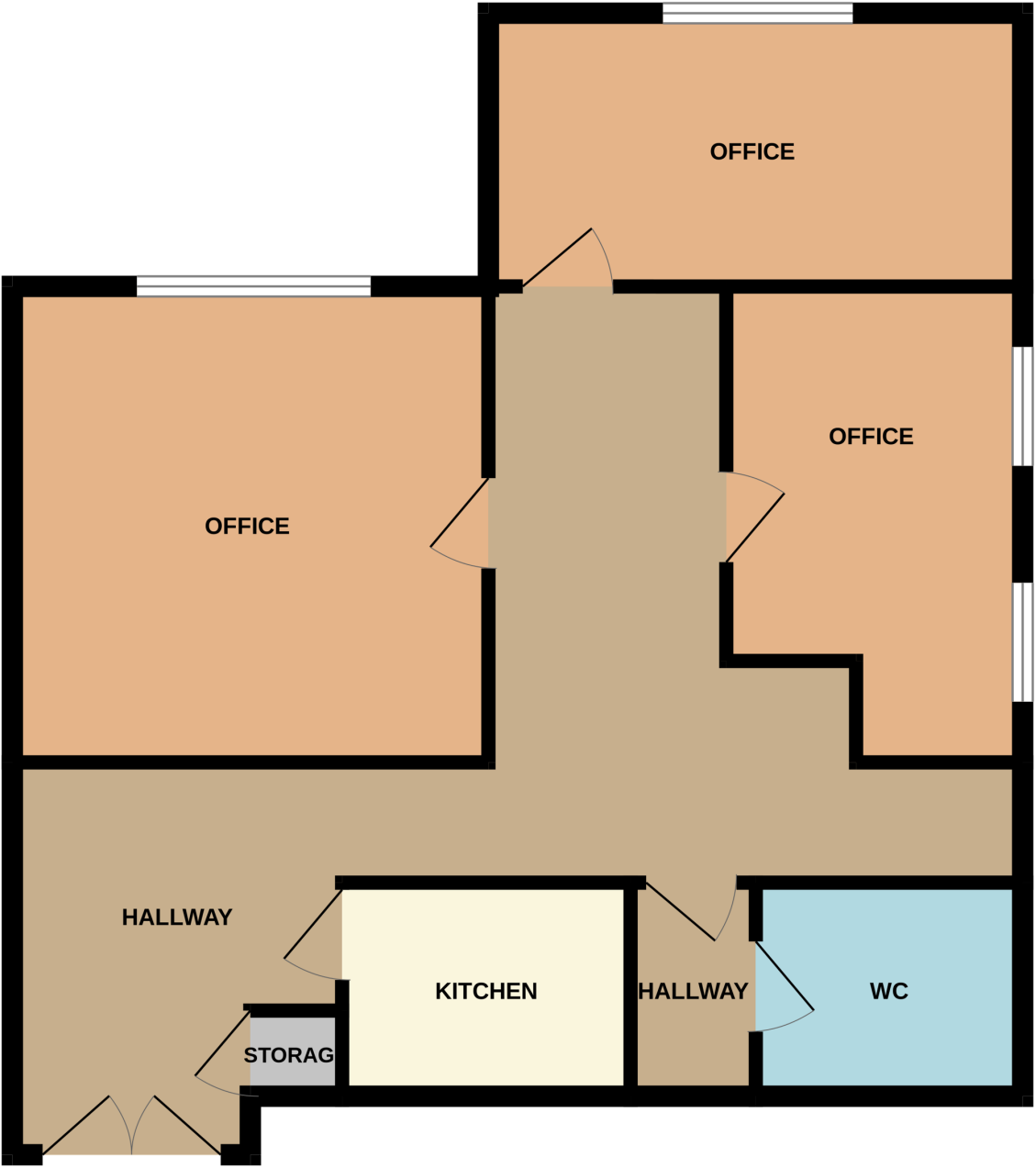
Rent

£13,000 Per Annum Exclusive





GROUND FLOOR



Whilst every attempt has been made to ensure the accuracy of the floorplan contained here, measurements of doors, windows, rooms and any other items are approximate and no responsibility is taken for any error, omission or mis-statement. This plan is for illustrative purposes only and should be used as such by any prospective purchaser. The services, systems and appliances shown have not been tested and no guarantee as to their operability or efficiency can be given.
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