

RAYLEIGH



TO LET

63-67
High Street
Rayleigh
SS6 7SE

RETAIL
1,700 SQ. FT. (158 SQ. M.)



Basement Unit Available



Ideal For Storage



Prominent High Street Location



New Lease Available



Rent £8,500 Per Annum
Exclusive



Ayers & Cruiks
COMMERCIAL

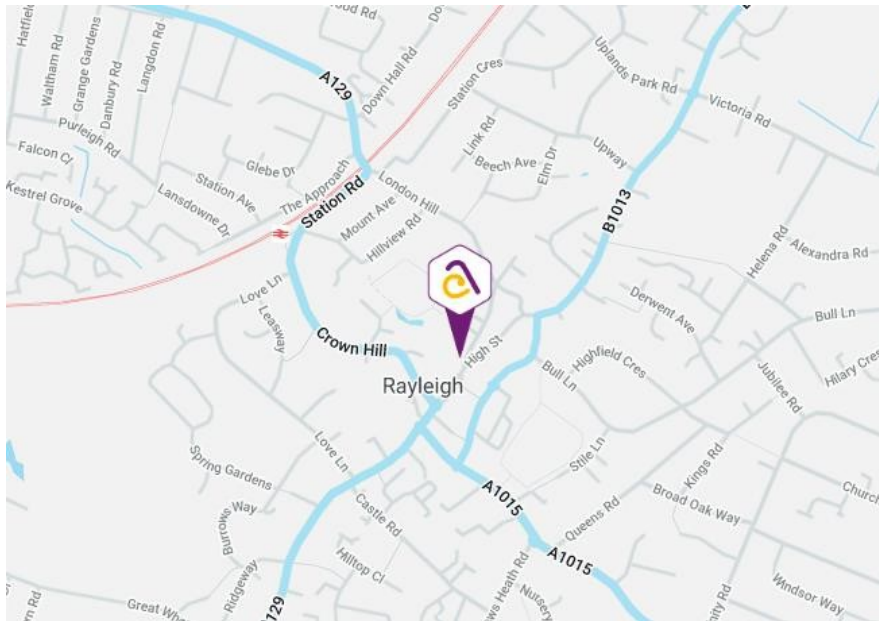
SOUTHEND OFFICE
01702 343060

CHELMSFORD OFFICE
01245 202555

DESCRIPTION AND LOCATION

Located in the heart of Rayleigh High Street, Rayleigh Train Station is conveniently situated less than half a mile away.

A good quality storage basement that is easily accessed from the office located in the ground floor entrance lobby. The basement offers ample space and provides a convenient and secure solution for all storage needs.



ACCOMODATION

	SQ.FT.	SQ.M.
Building Area	1,700	158
TOTAL	1,700	158

TERMS

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

EPC

Awaiting EPC

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

Interested parties are advised to confirm the rating liability with Rochford District Council on 01702 546366

LEGAL COSTS

Ingoing tenant is responsible for the landlord's reasonable costs

TENURE

Leasehold

RENT

£8,500 per annum exclusive

VAT

Plus VAT If Applicable

VIEWING

Strictly by prior appointment via landlords appointed agents Ayers&Cruiks



Ayers & Cruiks
COMMERCIAL

SOUTHEND OFFICE

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