



**Ayers & Cruiks**  
COMMERCIAL

Little Stambridge Hall Lane, Rochford, SS4 1EW

To Let | 410 sq ft

Industrial Unit To Let In Rochford

## Little Stambridge Hall Lane, Rochford, SS4 1EW

### Summary

- Rent: £6,000 per annum
- Business rates: Interested parties are advised to confirm the rating liability with Rochford District Council on 01702 546366.
- VAT: Applicable
- Legal fees: Incoming tenant is liable for both parties legal costs
- Lease: New Lease

### Contact & Viewings

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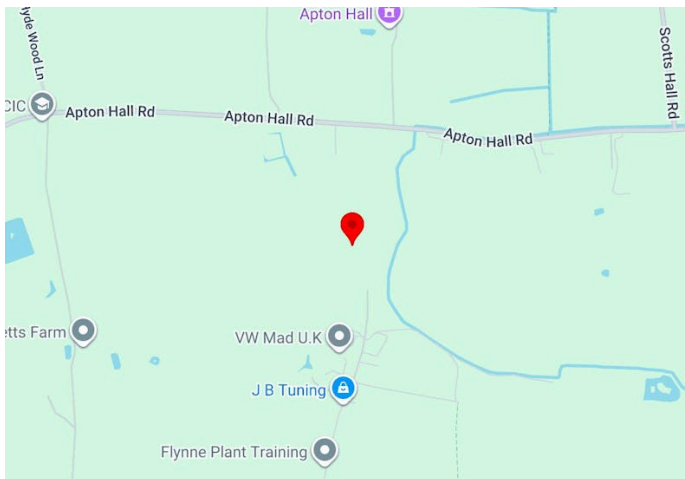
Darrell Clarke  
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### Offices

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Tel: 01702 343060

Burgundy Court  
64/66 Springfield Road,  
Chelmsford,  
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Tel: 01245 202555



### Key Points

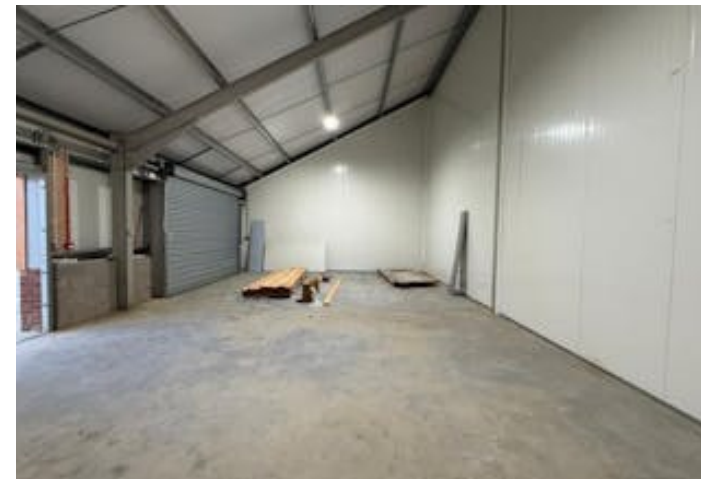
- Modern Industrial Units
- 24 Hour Access & Security
- WC & Kitchenette Facilities
- New Lease Available

### Description

These units, available in a range of sizes, offer an excellent opportunity for businesses seeking a modern, well equipped space. Constructed with a durable steel frame, each unit is designed to provide flexibility and functionality. All units are fitted with electric roller shutters, additionally the site has 24 hour access and security. Furthermore, the site includes communal toilet and kitchen facilities.

### Location

These brand new units are strategically located within 1.5 miles by road from Rochford, offering excellent access to key transportation routes, including the A127. This location also benefits from close proximity to Rochford train station.



### Viewings

Strictly prior appointment via landlords appointed agents Ayers & Cruiks.

### Terms

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

### Rent

£6,000 Per Annum Exclusive