



Unit 43

Mountney Bridge Business Park, Pevensey, BN24 5NJ

**Modern refurbished
industrial unit to let -
Mountney Bridge, Pevensey
Rent £20,500pa**

168.40 sq m
(1,812.64 sq ft)

- Established trading estate
- Modern refurbished unit
- Ready for immediate occupation
- Fronting Eastbourne Road (B2191)
- Air conditioned units

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Summary

Available Size	168.40 sq m
Rent	£20,500 per annum
Rateable Value	£13,500
EPC Rating	D

Description

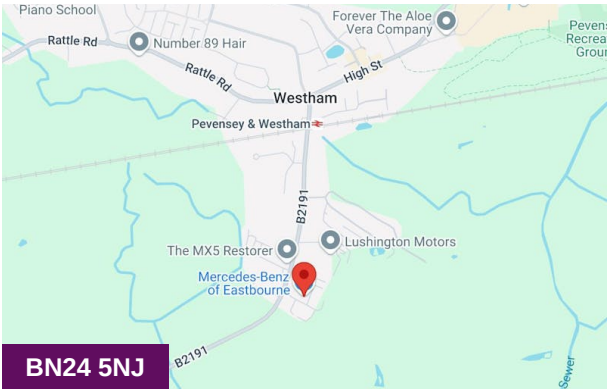
Modern end of terrace industrial unit located immediately behind Mercedes Benz. Ground floor overall 112 sq m (1206 sq ft). Within this space is a kitchen, cloakroom and lobby leading to fire escape corridor. Roller shutter door to front. Stairs to first floor overall 56.4 sq m (606 sq ft) being mainly open plan with separate office having window overlooking factory area. There are air conditioning units in both rooms.

Outside, parking is provided to the front of the unit.

New lease length to be agreed.

Location

Excellent location on busy trading estate with multi-occupiers including Lookers Mercedes-Benz. and fronting Eastbourne Road (B2191).



Viewing & Further Information



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