

SOUTHEND-ON-SEA



TO LET

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

INDUSTRIAL UNITS
505 SQ.FT. (46.9 SQ.M.) To
990 SQ.FT. (91.9 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.

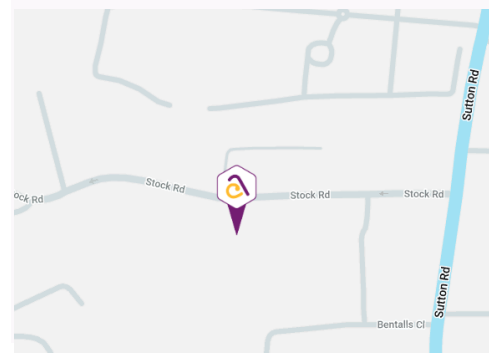
| Unit | sq ft | Sq m | EPC | Rent per annum |
|------|-------|------|--------|----------------|
| 4 | 990 | 91.9 | D - 81 | £9,900 |
| 5 | 661 | 61.4 | D - 83 | £7,932 |
| 6 | 660 | 61.3 | D - 83 | £7,920 |
| 9 | 871 | 80.9 | D - 84 | £8,710 |
| 10 | 871 | 80.9 | D - 81 | £8,710 |
| 11 | 645 | 59.9 | D - 83 | £7,740 |
| 12 | 645 | 59.9 | D - 83 | £7,740 |
| 13 | 645 | 59.9 | D - 83 | £7,740 |
| 14 | 645 | 59.9 | D - 83 | £7,740 |
| 16 | 505 | 46.9 | C - 56 | £7,800 |

SERVICE CHARGE & INSURANCE

Service charge is applicable please enquire for further information. The landlord will insure 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



BUSINESS RATES 2023

Interested parties are advised to contact Southend City Council 01702 215000

LEGAL COSTS

Ingoing tenant is responsible for the landlords reasonable legal costs.

TENURE

Leasehold

VIEWING

Strictly by prior appointment via landlords appointed agents
Ayers&Cruikis

Misrepresentation Act 1967

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