



Ayers & Cruiks
COMMERCIAL

289 Victoria Avenue, Southend-On-Sea, SS2 6NE

To Let | 479 sq ft

Large storage basement accessed via a small locked courtyard, offering great security.

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Summary

- Rent: £5,700 per annum
- Business rates: Interested parties are advised to confirm the rating liability with Southend City Council on 01702 215000.
- Car parking charge: n/a
- VAT: Not applicable
- Legal fees: Ingoing tenant is liable for both parties legal costs
- Lease: New Lease

Further information

- [View details on our website](#)

Contact & Viewings

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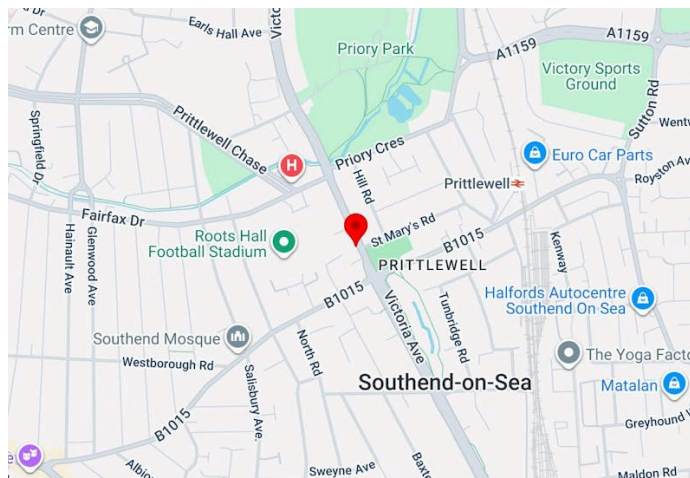
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Key Points

- Former Public House
- Ground Floor Office Space
- 2 Car Parking Spaces
- New Lease Available
- Rent Only £5,700 Per Annum

Description

A good quality storage basement that is easily accessed via a small locked courtyard to the right hand side of the property which offers great security. The basement offers ample space and provides a convenient and secure solution for all storage needs.

Location

This basement is situated in Southend-On-Sea, an area that is well-connected by road, with easy access to the A127, also offering convenient links to London via train, Prittlewell station and Southend Victoria being in close proximity.

Additionally, the Southend Bus services are easily accessible from this location. The local area provides a mix of amenities, including shops, restaurants and public services.

Accommodation

Floor/Unit	Building Type	sq ft	sq m	Availability
Unit	Mixed Use	479	44.50	Available

Viewings

Strictly by prior appointment via landlords appointed agents Ayers & Cruiks

Terms

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

Rent

£5,700 Per Annum Exclusive