



Ayers & Cruiks
COMMERCIAL

To Let

4,039 sq ft

**Unit 16, 55 Progress Road,
Leigh-On-Sea, SS9 5PR**

Industrial unit situated on an established business park with a WC and allocated car parking.

- Roller shutter door
- Office space
- 3 phase power
- 10 car parking spaces
- New lease available
- £40,000 per annum exclusive

www.ayerscruiks.co.uk



Unit 16, 55 Progress Road, Leigh-On-Sea, SS9 5PR

Summary

- Rent: £40,000 per annum
- Business rates: Interested parties are advised to confirm the rating liability with the relevant local authority.
- VAT: To be confirmed
- Legal fees: Ingoing tenant is liable for both parties legal costs
- EPC: C (65)
- Lease: New Lease

Further information

- [View details on our website](#)

Contact & Viewings

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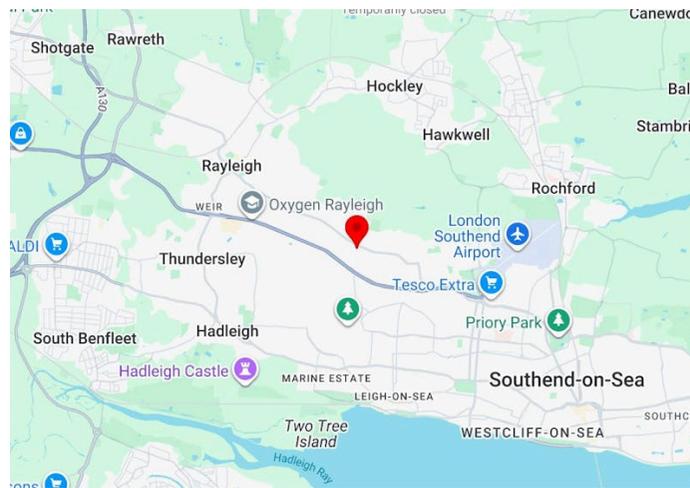
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Description

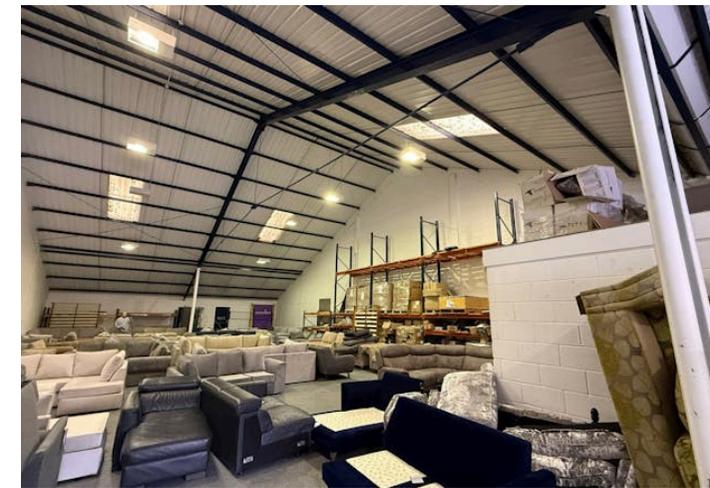
This well presented industrial unit benefits from an electric roller shutter, three-phase power and gas. It also provides a WC, office area and 10 allocated car parking spaces.

Location

This industrial unit is situated in a well-established business park, close to Rayleigh Road and approximately 4 miles from Southend-On-Sea. There is easy access to the A127, offering strong connectivity to the wider region via the A13 and M25.

Accommodation

Floor/Unit	Building Type	sq ft	sq m	Availability
Unit	Industrial	4,039	375.24	Available



Terms

The unit is available on a new full repairing and insuring lease for a term to be agreed.

Rent

£40,000 per annum exclusive

Viewings

Strictly by prior appointment via the landlords appointed agents Ayers & Cruiks.