

***MAY QUALIFY FOR SBRR**



1st Floor, Unit 5D1 The Tanneries, East Street, Titchfield, Fareham, PO14 4AR

First Floor Office Suite

Summary

Tenure	To Let
Available Size	578 sq ft / 53.70 sq m
Rent	£5,750 per annum
Service Charge	£600 per annum
Rateable Value	£5,100
EPC Rating	C (73)

Key Points

- Potential Open Plan Office Suites
- UPVC Double Glazing
- *May qualify for SBRR
- Shower and Toilet Facilities
- 2 Parking Spaces
- 3 Yearly Terms

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Description

A development of approximately twenty-five light industrial and office units on a self contained site.

The property is a first floor suite providing either an open plan space, or, with the current configuration that has a separate meeting room. Additionally there is a toilet and shower facilities.

The suite benefits from having UPVC double glazing, strip lighting, electric heating and 2 parking spaces.

Location

Titchfield Industries are located on the south side of East Street close to its junction with Titchfield Hill and virtually opposite the junction of East Street and Mill Street. There is dual carriageway access to the M27 at Junction 9.

Accommodation

The accommodation comprises of the following

Name	sq ft	sq m	Tenure
1st - 5D1	578	53.70	To Let
Total	578	53.70	

Terms

Available on a new effective full repairing and insuring lease for a rent of £5,750 per annum.

Leases are a minimum of 3 years and on 3 yearly terms thereafter.

Business Rate

Rateable Value: £5,100 - Source VOA/HMRC.

* May qualify for Small business rates relief.

You are advised to make all enquiries to the local council regarding Business Rates.

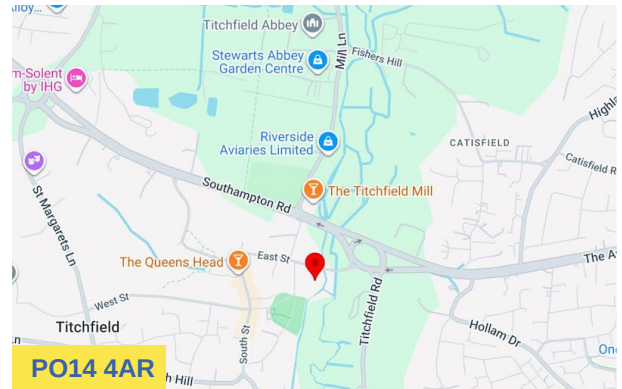
Other Costs

Each party to be responsible for their own legal costs incurred in the transaction.

Service charge (£600 pa) and building insurance (£351.70 pa) will be payable.

Unless stated, all prices and rents are quoted exclusive of VAT.

VAT - The property is elected for VAT.



Viewing & Further Information

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