

WOOD MOORE

7A Foundry Way, March, PE15 OWR

To Let | 866 to 1,017 sq ft

Manageable light industrial units TO LET on a secure gated estate. INCENTIVES OFFERED.

woodmoore.co.uk

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Summary

- Rent: £9,250 – £9,650 per annum
- Business rates: All Rateable Values fall below the 100% small business rates relief threshold for qualifying tenants.
- VAT: Applicable
- Legal fees: Each party to bear their own costs
- Lease: New Lease

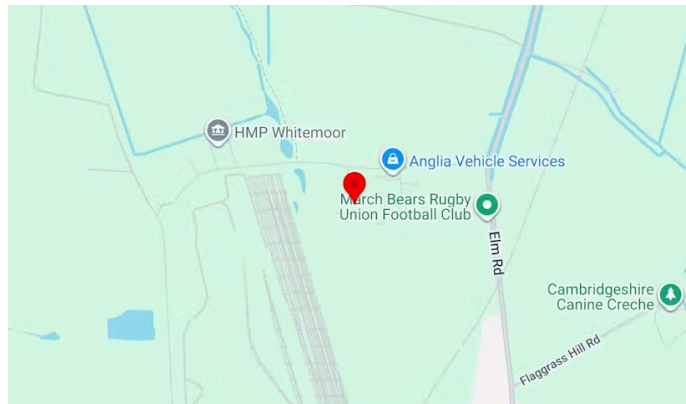
Contact & Viewings



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Description

The property comprises six individual lettable industrial units situated on a secure gated site with easy access to key road transport links. Each unit benefits from a large roller shutter door, a separate pedestrian door, clear span warehouse space and a W/C. The units can be let individually or collectively depending on occupiers requirements. The landlord is offering the units on flexible terms with the FIRST 3 MONTHS RENT FREE.

Location

The property is located in an established light industrial estate within the Renewal Business Park on the outskirts of March and accessed from Longhill Road off the B1101. March is a well established market town approximately 11 miles south of Wisbech and 19 miles of Peterborough. The town provides a range of amenities including a railway Station is within one mile of Renewal Park.

Accommodation

Only four units remain available (Units 7A and 7C are LET/Under Offer):

Description	sq ft	Tenure	Rent	Monthly Rent	Availability
Unit 7B	871	To Let	£9,250 / annum	£770.83	Available
Unit 7D	974	To Let	£9,250 / annum	£770.83	Available
Unit 7E	866	To Let	£9,250 / annum	£770.83	Available
Unit 7F	1,017	To Let	£9,650 / annum	£804.17	Available
Total	3,728				

Misrepresentation Act: Wood Moore & Co Ltd for themselves and for the vendors or lessors of this property give notice that: (i) All premises are offered subject to contract. (ii) All descriptions, dimensions, references to conditions and necessary permission for use and occupation and other details are given in good faith and are believed to be correct and these particulars are issued without responsibility and serve only as an introductory guide to the premises. No part of them constitutes terms of a contract or a statement upon which any reliance can be place. (iii) Any person with interest in the premises must satisfy themselves as to any matter concerning the premises.



Viewings

Viewings are essential and the agents do hold a set of keys.

Terms

The units are subject to a new effective FRI lease being entered into, with the equivalent of 3 months rent required by way of a deposit.

We can offer flexible terms with the first 3 months rent free.

VAT

VAT will be charged in addition to the rent and where required.

Service Charge

There will be a service charge for the maintenance and upkeep of the communal areas. Estimated costings can be provided to any interested party.

Further Information (EPC / Rateable Value's)

Each unit has a separate EPC and Rateable Value assessment:
Unit 7B – C (66) / £5,300
Unit 7D – D(84) / £6,100
Unit 7E – C(74) / £5,400
Unit 7F – C(70) / £6,000

