



Ayers & Cruiks
COMMERCIAL

To Let

9,730 sq ft

**Yards Boyton Hall Lane,
Chelmsford, CM1 4LN**

**Fully secure yards with fencing,
CCTV coverage and secure
gated access.**

- Yards Available
- Fully Secure with Fencing and CCTV
- Type 1 Ground Surface
- New Lease Available
- Rent From £19,460 Per Annum Exclusive



Yards Boyton Hall Lane, Chelmsford, CM1 4LN

Summary

- Rent: £19,460 per annum
- Service charge: £0.22 per sq ft
- VAT: To be confirmed
- 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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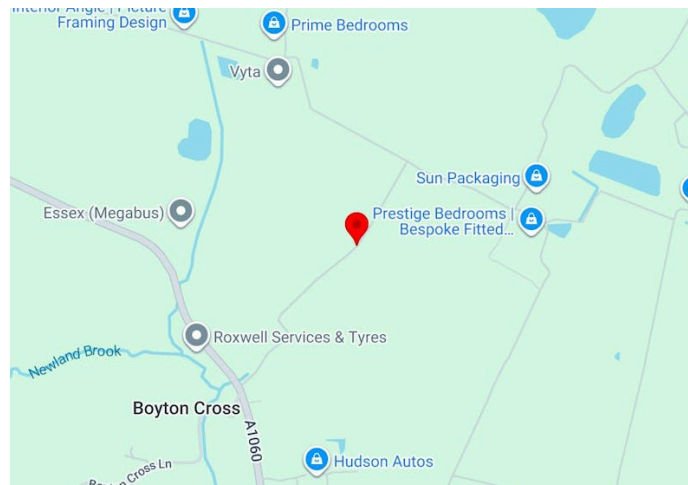
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Description

The yards are fully available, with delivery and HGV movements permitted from 07:00 to 19:00, Monday to Friday, and 07:00 to 14:00 on Saturdays. The site benefits from full CCTV coverage and secure gated access, providing a high level of security. The yard benefits from a Type 1 ground surface and is fully fenced, with a manual gate serving each yard. No Electric and Water

Location

The yards are located in the rural village of Roxwell, just west of Chelmsford, is a well-connected commercial location set within an attractive countryside environment. The area features a mix of established farmstead units and modern business premises, home to a variety of enterprises from light industrial and engineering to e-commerce and specialist services. With Chelmsford city centre and mainline rail links approximately six kilometres away, it offers an appealing balance of rural setting and excellent access to regional and national transport networks.

Accommodation

Description	sq ft	sq m	Rent
Lot	9,730	903.95	-

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