



MITCHELL CLOSE, FAREHAM, PO15 5SE

INDUSTRIAL / WAREHOUSE TO LET

476 SQ FT (44.22 SQ M)



**Vail
Williams**

Summary

Multiple Small Industrial/Warehouse Units - To Let

Available Size	476 sq ft
Rent	£750 per month
Rateable Value	£6,600
Service Charge	£33.33 per month
VAT	Not applicable
EPC Rating	C

- Easy access to M27
- 3 phase electricity
- Kitchenette and WC facilities
- Parking available
- Established commercial location
- Eligible for Small Business Rates Relief

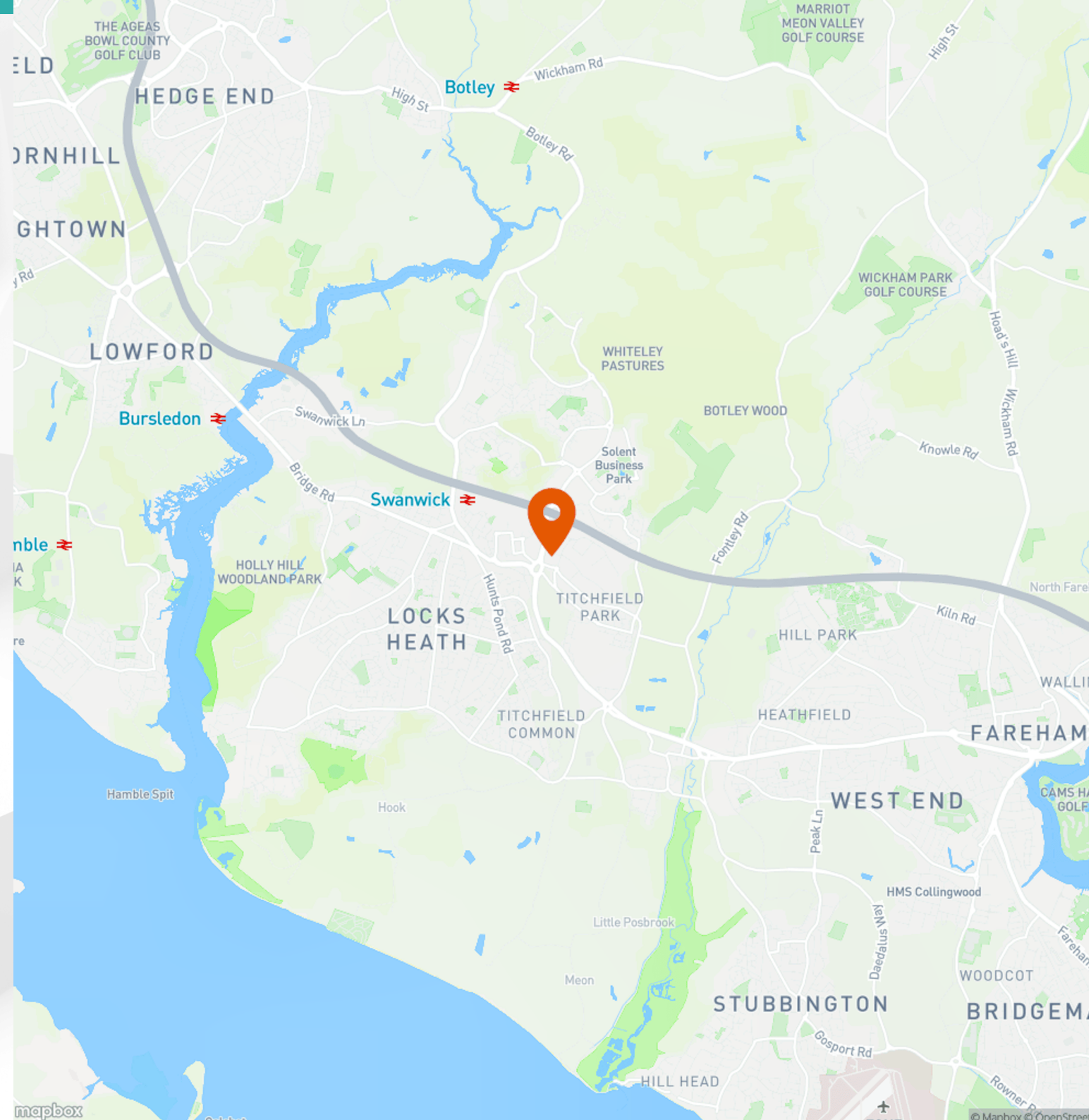


Location



Mitchell Close, Fareham,
PO15 5SE

Mitchell Close is situated within the established Segensworth East business area of Fareham, strategically positioned between Portsmouth and Southampton on the South Coast. The estate is located just off Junction 9 of the M27 motorway, providing excellent east-west connectivity across the region and direct links to the national motorway network via the M3.



Further Details

Description

Mitchell Close is a well-established light industrial estate located in the Segensworth East business district of Fareham. The Estate comprises 28 units ranging from 476 sq ft up to 5,000 sq ft.

The properties are of steel portal frame construction with brick and blockwork cavity walls with profile metal cladding. Units 10-16 are part of a terraced block of units that benefit from roller shutter doors, kitchenette and W/C.

Accommodation

The following units are available:

Name	sq ft	sq m	Availability
Unit - 10	476	44.22	Under Offer
Unit - 13	476	44.22	Under Offer
Unit - 16	476	44.22	Available
Total	1,428	132.66	

Terms

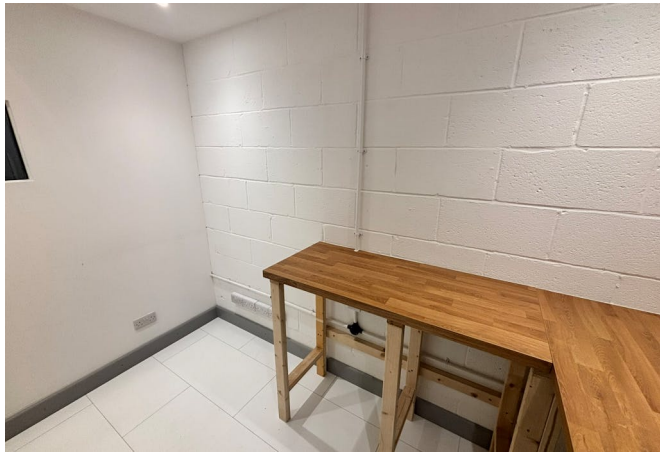
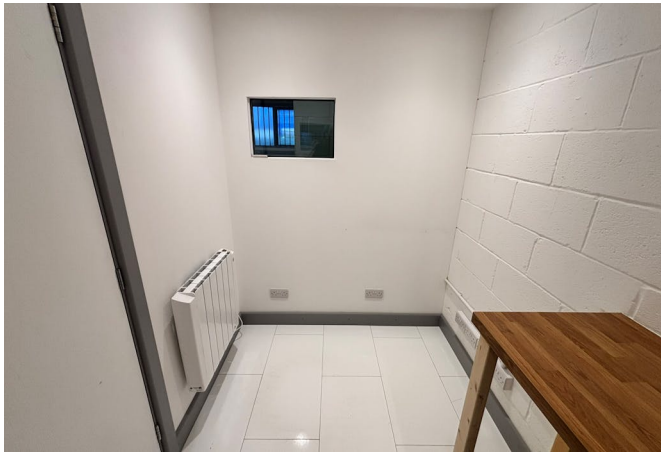
A new full repairing and insuring lease is available for a term to be agreed.

Legal Costs

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

AML

In accordance with Anti-Money Laundering requirements, two forms of identification will be required from the purchaser or tenant and any beneficial owner together with evidence/proof identifying the source of funds being relied upon to complete the transaction.





Enquiries & Viewings



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