



Unit 6, Mountney Bridge Business Park, Pevensey, BN24 5NJ

INDUSTIRAL UNIT AVAILABLE - TO LET

- RENT - £12,000 pax
- ROLLER SHUTTER
- SUITABLE FOR A VARIETY OF USES

Unit 6, Mountney Bridge Business Park, Pevensey, BN24 5NJ

Summary

Available Size	982 sq ft
Rent	£12,000 per annum exclusive of rates, bills, VAT and all other outgoings.
Rates Payable	£4,644 per annum This property qualifies for 100% small business rates relief.
Rateable Value	£10,750
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	C (72)

Description

Industrial unit available to let on the Mountney Bridge Business Park in Westham, suitable for a variety of uses including storage, workshop, office etc. The unit comprises an open area over ground floor with toilets and storage to the rear. There is a roller shutter on the front elevation and additional storage at ceiling level.

Location

Located within the Mountney Bridge Business Estate in Westham. The estate is accessed from Eastbourne Road/ BN219, which provides access north to Westham and South to Eastbourne. Pevensey and Westham Railway Station is a short walk north with Pevensey Castle to the northeast and Eastbourne Borough Football Club to the south. Local occupiers include Mercedes-Benz of Eastbourne, Suttonz, Euro Self Drive and Rebel Rebel Fitness and Treatment, in addition to an array of other local and national occupiers.

Accommodation

The accommodation comprises the following areas:

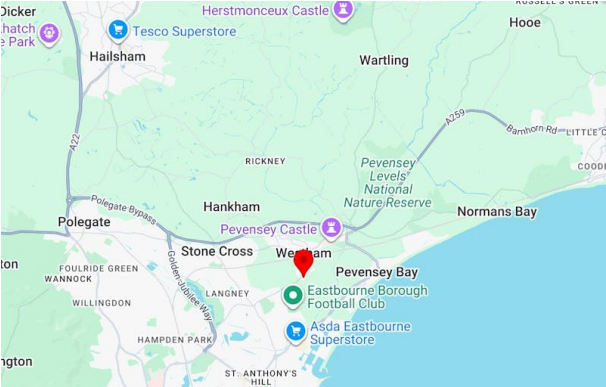
Name	sq ft	sq m
Ground	982	91.23
Total	982	91.23

Terms

Available by way of new, Full Repairing and Insuring lease. Subject to status, a rental deposit will be required.

AML

In line with the relevant legislation, Anti-Money Laundering checks will need to be carried out on all relevant parties. We charge £30 +VAT for this service.



Viewing & Further Information

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