

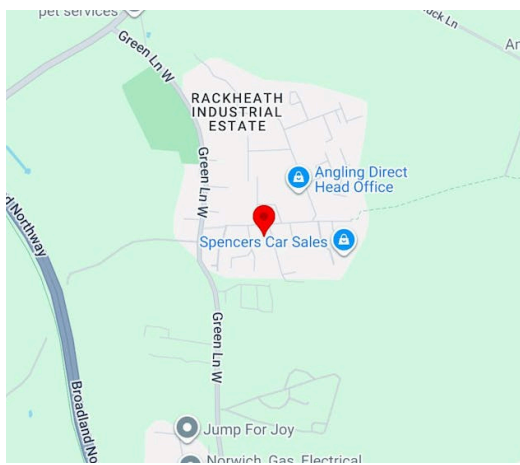


ROCHE

Unit 3 & 4, Mackintosh Road, Norwich, NR13 6LJ

Industrial To Let | £34,000 per annum | 4,003 sq ft

Industrial - Warehouse / To Let



Location

The property forms part of the Rackheath Industrial Estate and is located just off Wendover Road, the main estate road. The estate lies approximately 4 miles to the North East of Norwich.

The estate is an established business location, serving the Norwich area and lies close to the Broadland Northway (Northern Distributor Road). Nearby occupiers include Lisa Angel, B2B Café, Spencers Motor Sales and Anglian Direct.

Description

The property comprises an attached workshop/warehouse with office and welfare facilities. The warehouse benefits from a roller shutter door at each end, along with a yard area. The welfare facilities are located within the warehouse. The office is split into a number of separate rooms

Key Points

- Concrete Floor
- LED lighting
- Front and rear Parking
- Comfort cooled offices

Terms

The property is available by way of a new effectively full repairing and insuring lease for a term to be agreed. All rents and service charges are subject to VAT at the prevailing rates.



Summary

- Rent: £34,000 per annum
- Business rates: The Valuation Office Agency Website indicates that the 2026 rateable value is £24,500. This is not the annual rates payable.
- Service charge: -
- VAT: Applicable
- EPC: C
- Lease: New Lease

Further information

- [View details on our website](#)

Contact & Viewings

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