

* MAY QUALIFY FOR SBRR



**1st Floor, Unit 5D The Tanneries, East Street, Titchfield,
Fareham, PO14 4AR**
First Floor Office Suite

Summary

Tenure	To Let
Available Size	578 sq ft / 53.70 sq m
Rent	£5,750 per annum
Service Charge	£630 per annum
Rateable Value	£5,100
EPC Rating	C (73)

Key Points

- Office Suite
- 2 Parking Spaces
- *May Qualify for SBRR
- Can be open plan
- WC and Shower Facilities
- Various Uses Considered (STP)

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Description

A development of approximately twenty-five light industrial and office units on a self contained site.

The property is a first floor suite, which can be open plan with a WC and shower facilities in. The property lends itself to multiple uses (STP).

Location

Titchfield Industries are located on the south side of East Street close to its junction with Titchfield Hill and virtually opposite the junction of East Street and Mill Street. There is dual carriageway access to the M27 at Junction 9.

Accommodation

The accommodation comprises of the following

Name	sq ft	sq m	Tenure
2nd	578	53.70	To Let
Total	578	53.70	

Specification

The offices are based on the 1st floor providing, either, an open plan space, or, with a meeting room, and WC and Shower facilities.

The suites benefit from having UPVC double glazing, strip lighting, electric heating and 2 parking spaces.

Terms

Available on a new effective full repairing and insuring lease with rent of £5,750 per annum.

Leases are 3 yearly, and in multiples of 3 only.

Business Rates

Rateable Value - £5,100. Source VOA/HMRC

* The property may qualify for small business rates relief, you are therefore advised to make your own enquiries to the local authority before making a commitment to lease.

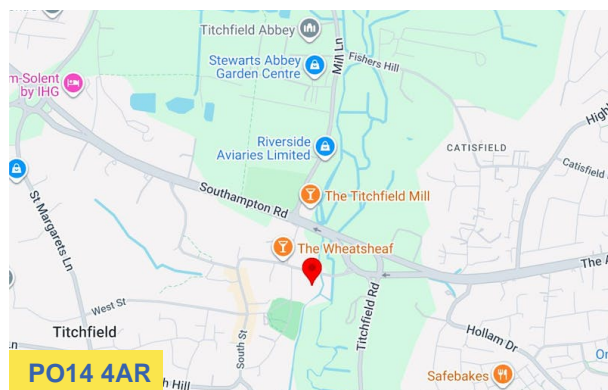
Other Costs

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

Service charge (£630 pa) and building insurance policy (£362.25) will apply.

Unless stated, all prices and rents are quoted exclusive of VAT.

VAT - applicable



Viewing & Further Information

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