

TO LET

**SPACIOUS RURAL OFFICES
WITH AMPLE PARKING
WITHIN AN ESTABLISHED BUSINESS PARK**

G3-G5 Hardham Mill, Mill Lane, Pulborough, RH20 1LA



**CRICK
MAY**

Summary

Available Size	2,546 sq ft
Rent	£38,000 per annum exclusive
Business Rates	Rateable Value from April 2026 of £31,750 with a UBR of 43.2 p in £
EPC Rating	D (94)

Location

Hardham Mill Business Park comprises a number of storage/workshop units and modern specification office suites in an attractive rural setting, situated off the main A29 London Road between Pulborough and Chichester. Occupiers of the estate include NFU Mutual and Spiral Cellars Wine Storage Solutions.

Description

The business estate benefits from 24 hour, 365 days a year access, ample on site car parking, along with broadband connectivity.

Premises comprise largely open plan ground floor offices, with a large meeting room and two partitioned offices and benefiting from the following specifications:

Specification

- Security alarm, fire alarm & emergency lighting
- LED panel lighting
- Raised access floors
- Carpeting
- Electric heaters
- Comms room
- Kitchen/staff break area
- Male and female WC's
- Ample car parking

Accommodation

The accommodation comprises the following approximate net internal floor areas:

Description	sq ft	sq m
Total	2,546	236.53

Terms

The premises are available to let by way of a new lease on terms to be agreed.

Service Charge and Buildings Insurance

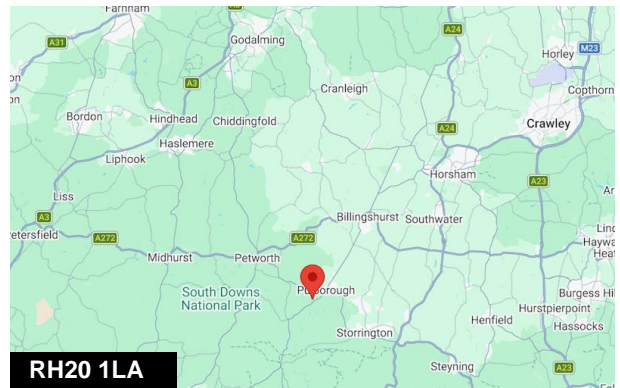
Details available on application.

VAT

VAT is not applicable on the terms quoted.

Legal Costs

Each party to be responsible for their own legal costs.



Viewing & Further Information



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