



**UNIT D14 DISCOVERY VOYAGER PARK, PORTSMOUTH,
PO3 5FN**

INDUSTRIAL/LOGISTICS / TRADE COUNTER / INDUSTRIAL / WAREHOUSE TO LET
2,851 SQ FT (264.87 SQ M)



Summary

Modern unit to let in established industrial location

Available Size	2,851 sq ft
Rent	£43,000 per annum
Rates Payable	£15,876 per annum
Rateable Value	£36,750
Service Charge	£2,765.80 per annum
EPC Rating	C

- Established industrial location
- Clear span warehouse
- Allocated car parking spaces
- First Floor offices
- Electric loading door w:3.995 x h:4.816
- EV Charging



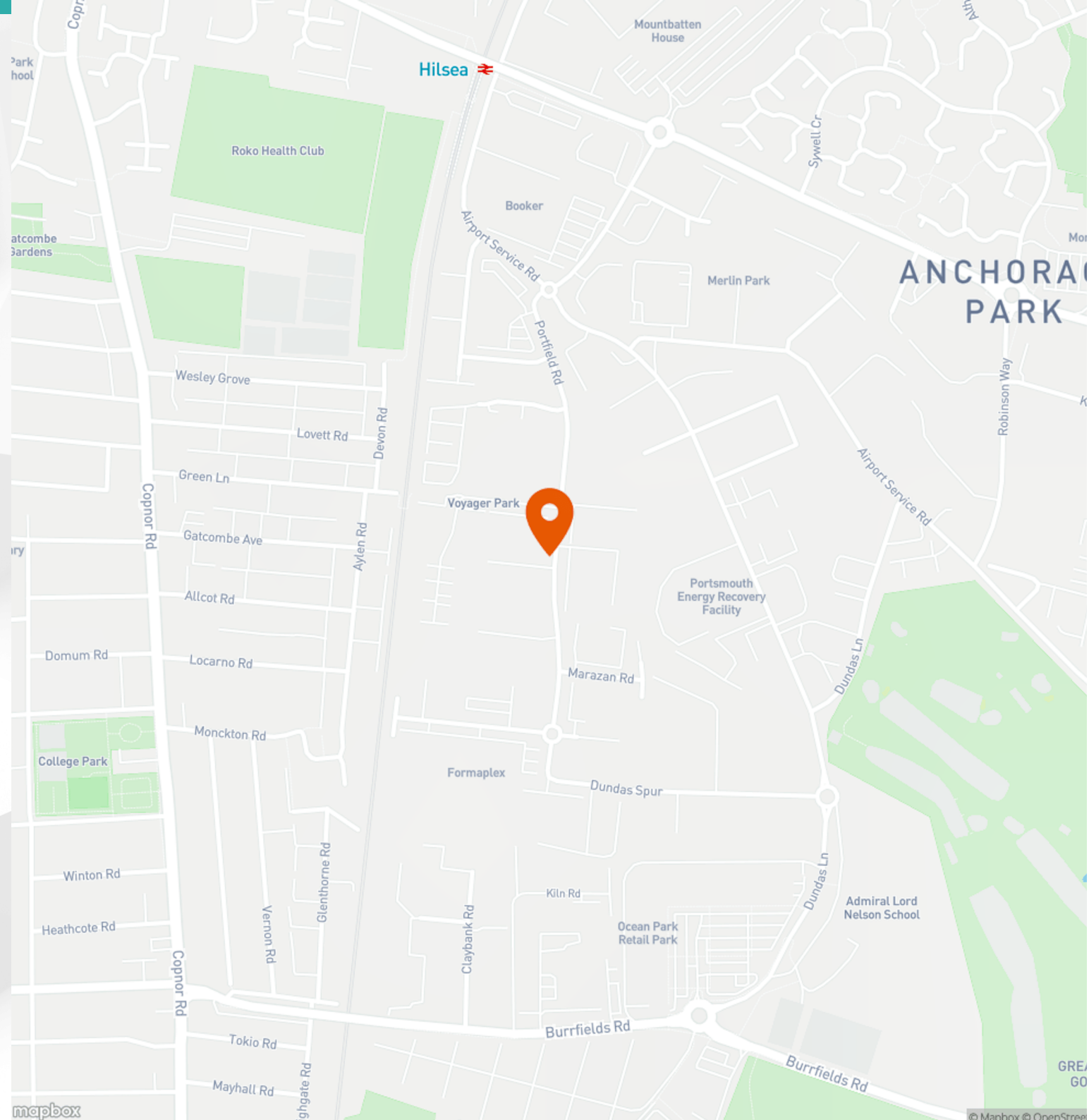
Location



**Unit D14 Discovery Voyager
Park, Portfield Road,
Portsmouth, PO3 5FN**

Voyager Park is located on Portfield Road and forms part of the established Airport Industrial Estate in Hilsea, North Portsmouth.

The Park benefits from good access to the A27 trunk road at the Farlington Intersection, via Eastern Road (A2030) and is within a close proximity of a range of amenities, which include Hilsea Halt Railway Station and retail facilities at Ocean Retail Park and Morrisons Supermarket.





EXIT

Safe Manual Handling

Further Details

Description

The property comprises a modern industrial/warehouse unit of steel portal frame construction, with blockwork to internal elevations and external profiled steel cladding under a pitched roof.

The unit is mid terrace with translucent roof panels, 3-phase electricity, gas supply, electric up and over loading door, WC, kitchen and car parking. The first floor offers office space with a suspended ceiling and LED lighting.

Minimum eaves: 7.151m

Max height to ridge: 8.664m

Accommodation

Name	sq ft	sq m	Availability
Ground - Warehouse and ancillary	2,438	226.50	Available
1st - Office	414	38.46	Available
Total	2,852	264.96	

Terms

Available by way of new full repairing and insuring leases for a term to be agreed.

Legal Costs

Each party to be responsible for their own legal costs.

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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