



10 Bankside, Station Approach, Kidlington, OX5 1JE

Summary

- Rent: £22,500 per annum
- VAT: To be confirmed
- Legal fees: Each party to bear their own costs
- EPC: E
- Lease: New Lease

Further information

- [View details on our website](#)

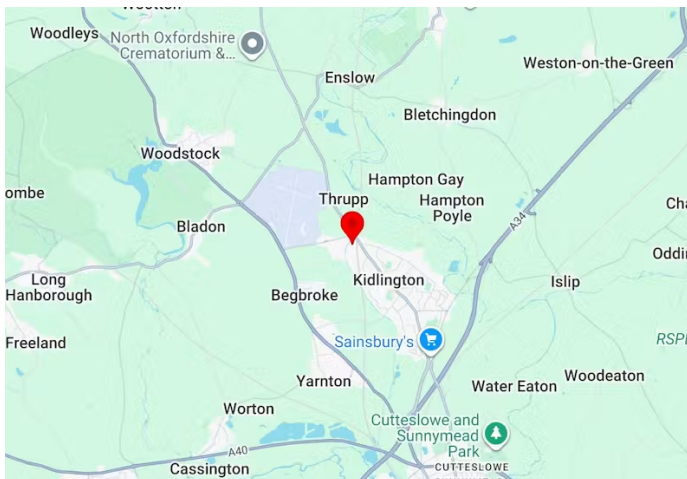
Contact & Viewings



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Key Points

- 1,250 sq ft ground floor
- 752 sq ft mezzanine office floor with perimeter trunking
- 3 Phase Power
- Roller shutter
- WC
- Car parking

Description

The property comprises a small terraced light industrial/warehouse unit with a mezzanine office floor. The unit benefits from a roller shutter, small front office, open plan ground floor, plus an mezzanine with perimeter trunking previously used as office space.

Location

The property is situated on Station Field Industrial Estate which lies north of Kidlington town centre and adjacent to the A4260. Oxford City Centre is approximately six miles to the south and there is good access to the M40 (Junction 9), via the A34, which lies approximately 6 miles to the north west.



Accommodation

Name	sq ft	sq m	Availability
Ground	1,250	116.13	Available
Mezzanine - Office	752	69.86	Available
Total	2,002	185.99	

Viewings

Strictly by appointment with Chaston Conway.

Terms

The unit is available on a new full repairing & insuring lease for a 9 year term and subject to 3 yearly upward only rent reviews (the lease will be excluded from Sections 24-28 Part II Landlord and Tenant Act 1954). All figures exclude VAT where applicable.

Use

It is understood that the property has consent for warehouse & light industrial / office use which falls within Use Classes B8 & E. Interested parties are advised to make their own enquires.

Rateable Value

The rateable value of the property is £14,000.

