



Ayers & Cruiks
COMMERCIAL

To Let

1,871 sq ft

**16 Robert Leonard
Industrial Site, Aviation
Way, Southend-on-Sea,
SS2 6GG**

Open plan industrial unit
situated on a popular estate
with allocated parking and WC
facilities.

- Mid-terrace industrial unit
- Close to London Southend Airport
- Allocated car parking
- 3 phase power
- New lease available
- Rent £17,000 per annum

www.ayerscruiks.co.uk



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Aviation Way, Southend-on-Sea,
SS2 6GG

Summary

- Rent: £17,000 per annum
- Business rates: Interested parties are advised to confirm the rating liability with the relevant local authority
- VAT: Applicable
- Legal fees: Ingoing tenant is liable for both parties legal costs
- EPC: E (105)
- Lease: New Lease

Further information

- [View details on our website](#)

Contact & Viewings

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Description

Mid terraced industrial premises comprising of open plan industrial space offering a maximum eaves height of 5.3m, roller shutter loading, allocated parking, 3 phase power and male & female WC facilities.

Location

Industrial unit situated on the long established Robert Leonard Industrial Estate, at the heart of Aviation Way Estate. The development is located within close proximity to London Southend Airport, with nearby occupiers including Hi-Tec and the Athenaeum Fitness Club.

Accommodation

Building Type	sq ft	sq m	Availability
Industrial	1,871	173.82	Available



Rent

£17,000 per annum

Viewings

Strictly by prior appointment via the landlords appointed agents Ayers & Cruiks.