

Unit 5 Seven Acres Business Park, Parsonage Road, Takeley, Essex CM22 6PU

INDUSTRIAL UNITS **TO LET**

Size: 2,823 sq ft 262.26 sq m



- Attractive business park with 12 car parking spaces
- Rooftop solar panels
- EV charging points
- Three phase power supply
- Adjacent to Stansted Airport
- 2 miles to Junction 8 M11

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Location

Only a few minutes' drive from Stansted Airport which, in turn, provides easy access to and from the M11 with further links to the M25 and A120. The units are situated within the existing Weston Homes office park which is within walking distance of the village of Takeley. Takeley provides local amenities such as a convenience store, post office, takeaway and a pub as well as local bus services. Bishop's Stortford is only five miles away and is an expanding market town; situated on the strategically important M11 corridor, it is the closest town to London Stansted Airport. The Airport itself provides an excellent transport hub across the UK and Europe.

Description

The unit is constructed to shell via a steel portal frame with an automatic full height roller shutter access door. The unit benefits from 12 parking spaces, three phase power supply, roof solar panels, EV charging points and 7m min eaves height.

The unit has the benefit of planning consent for a variety of uses within Use Class E. Other uses may be considered subject to obtaining the necessary consents and planning permissions from the Local Authority.

Terms

Available on a new effective fully repairing and insuring lease. Terms to be agreed.

Accommodation

Gross Internal Area: 2,823 sq ft / 262.26 sq m

Rent

£45,000 per annum plus VAT.

Service Charge

Please contact agent for further details.

VAT

VAT is applicable at the standard rate.

Business Rates

Contact agent for further details.

Legal Costs

Each party to bear their own costs in this transaction.

For further information please contact:

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