



5 & 6 SEAX COURT

TO LET

INDUSTRIAL / WAREHOUSE UNIT
5,370 - 11,235 SQ FT (490 - 1,043 SQ M)

Seax Way, Basildon, Essex • SS15 6SW

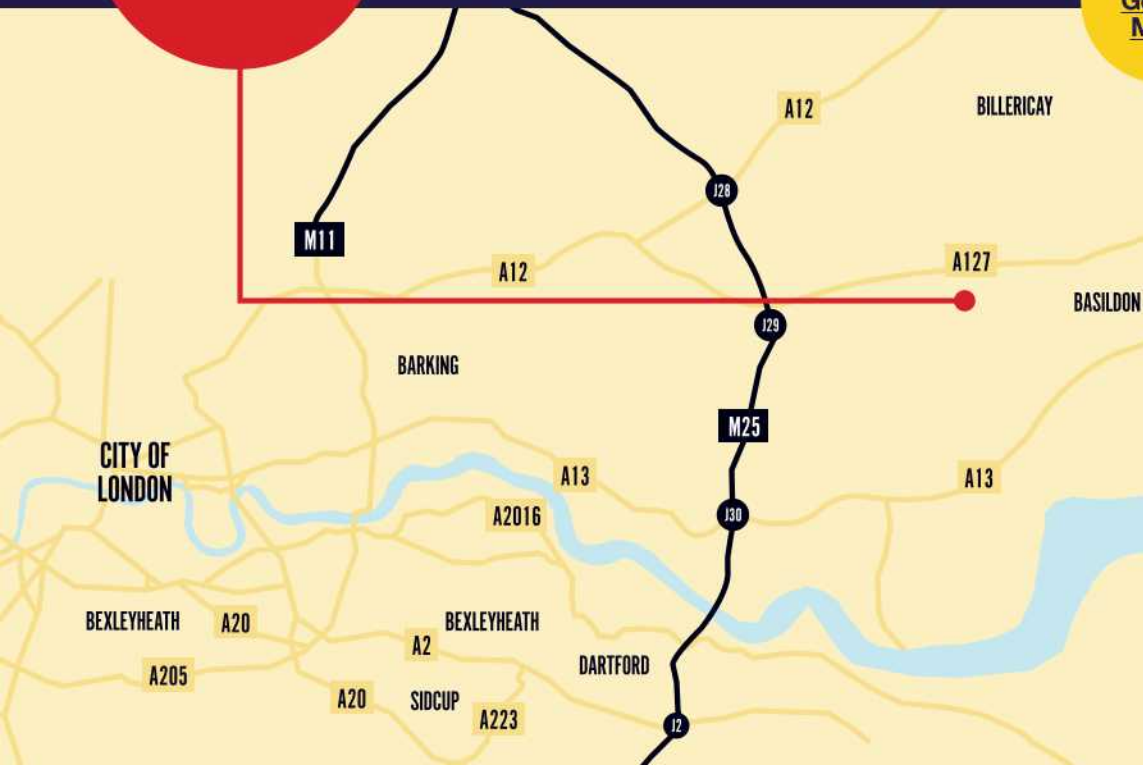


LOCATION

Seax Court is located just to the south of the Southend Arterial Road (A127) on the Southfields Industrial Estate, Laindon five miles to the east of the M25 and four miles to the west of Basildon town centre with the A13 a short distance to south. Laindon main line station is located approximately two miles south-east of the estate.

SEAX COURT

View on
[Google Maps](#)



SPECIFICATION

Units 5 & 6 comprise modern adjoining warehouse units of steel portal frame construction. The external elevations and pitched roofs are clad in profiled steel sheeting, with blockwork internal walls.

Access to the office accommodation is provided to the front of the property via a personnel door. The units benefit from ground and first-floor office space, with the specification including fully carpeted floors, male and female WCs, perimeter trunking and LED lighting.



INDICATIVE IMAGE

Access to the warehouse is available either via the office accommodation or from the rear of the property. The warehouse benefits from an eave's height of 6 m, three-phase power, gas supply and LED lighting.

Externally, each unit has parking to the front of the building. To the rear, there is yard space providing areas for loading and unloading, as well as external storage.

ACCOMMODATION

UNIT	SQ FT	SQ M
5	5,370	499
6	5,865	544
Total	11,235	1,043

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TERMS

The units are available by way of a new Full Repairing and Insuring lease on terms to be agreed.

The units can be let individually or as a whole.

RENT

On application.

EPC

Available on request from the agents.

VIEWINGS

For further information or to arrange a viewing, please contact:

Coke Gearing
consulting
Chartered Surveyors

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