



Unit 6, Eckersley Road Industrial Estate, Chelmsford, CM1 1SL

To Let

Industrial/Warehouse Accommodation:

90.95 sq. m (979 sq. ft.) GIA

- Approx. 0.5 miles from Chelmsford City Centre
- Established Estate
- Three Phase Power
- Fluorescent Strip Lighting
- Roller Shutter Door
- Parking

Location

Eckersley Road Industrial Estate is located off Victoria Road, adjacent to Riverside Retail Park and the Royal Mail Sorting Office. The Estate's position puts it approximately 0.5 miles from the town centre and Chelmsford's main line railway station.

Description

The premises comprise a mid-terrace, single storey industrial unit benefiting from WC facilities, roller shutter access door and parking.

Accommodation

The premises provide the following approximate floor areas:

Total	90.95 sq. m.	(979 sq. ft.) GIA Approx.
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Business Rates

According to verbal enquiries with the Rating Authority the premises are assessed as follows:

Rateable Value	£12,000
Rates payable (2013/2014)	£5,652 per annum

Terms

The premises are available to let on a new full repairing and insuring lease on a term to be agreed.

Rent

£11,748 per annum.

Viewing

Strictly by prior appointment with:

Fenn Wright, 114 New London Road, Chelmsford, CM2 0RG

T: 01245 261226

E: jw@fennwright.co.uk

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