

*Hughes***Ellard**

Industrial Units – To Let

63.72 to 213.30 sq m (686 to 2296 sq ft)

Palmerston Business Park Newgate Lane Fareham Hampshire PO14 1DJ



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Key Points:

- Loading bay
- Roller shutter door
- Good parking

Description

The scheme comprises 28 industrial units in three terraces.

Each unit is of steel portal frame construction with a mix of brick and steel profile cladding. Each unit benefits from roller shutter door and personnel entrance, forecourt loading and car parking.

Terms

A new full repairing and insuring lease for a minimum term of 3 years.

Rent

The rent is payable per annum exclusive and quarterly in advance.

Estate Service Charge

Approximately £400 per annum inclusive of buildings insurance.

Rateable Value

We are advised by online enquiry via www.voa.gov.uk that the properties have the various Rateable Values as of 1 April 2010 as listed in the table of availability.

Legal and Administration Costs

The ingoing tenant is to provide the landlord with a legal undertaking of £350 towards their administration costs. Each party will be responsible for their own legal costs.

Availability

The property has been measured in accordance with the RICS Code of Measuring Practice 6th Edition and has the following gross internal areas:

Unit	Sq M	Sq Ft	Rent	Car Parking Spaces	Rateable Value
12	45.61	491	£5,000	2	£3,650
Mezzanine	18.11	195			
14	49.10	491	£5,500	2	£4,150
Mezzanine	45.15	486			
27	213.30	2296	£16,500	5	£16,000

Please get in touch with our agent using the contact details below:

Harnish Patel

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Location

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Regulated by RICS
DECEMBER 2016

