

Units 12-23, Tilia Business Park, Tunstead Road, Hoveton, Norfolk



CHILL STORE UNITS TO LET

TUNSTEAD ROAD, HOVETON

- Lined Chill Store Units to Let
 - each unit Size (approximately): 919 sq.ft. (85.38m²)
- Short Terms Available (from 1 month)
- Large Unloading Areas and Parking
- Weigh Bridge option
- Units on Secure Fenced Site
- Good Site Access in prime Location



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Location

Chill Store units 12-23 are on Tilia Hoveton Business Park which is a mix of industrial units, warehousing, storage and office space. Close to Norwich and the A47 with 3 acres of additional land available for further development.

Description

Each subject property is Size (approximately) 919 square feet Chill Store Unit built by Tilia Properties. The property is constructed of steel portal frame with brick/block infill walls under a pitched profile steel clad roof.

Internally, each Lined Chill Store unit is Hermitically Sealed with a large sliding door. Externally of the units, there is access to the outside W/C facilities, forecourt parking and large unloading area all in a secure fenced site. There is also a Weigh Bridge option available with these units.

Accommodation

We have measured the property in accordance with the RICS Code of Measuring Practice and calculate the following gross internal floor areas:

Units 12-23 (approximately) 919 sq.ft.
(85.38m²)

Terms

The premises are available to let on a new lease for a set minimum term. Please contact our office for the latest rental details.

A maintenance rent, equating to a maximum of 2.5% of the annual rent will be levied to cover the cost of repairs and maintenance of the external and communal areas of the estate.

Business Rates

We have been verbally advised by Broadland District Council that the properties are entered onto the rating list as follows:

Units	Rateable Value	Rates 2017/18
12-23	£TBA	£TBA

Energy Performance Certificate

The Energy Performance Certificate for this unit is available upon request.

Legal Costs

The ingoing tenant will be responsible for both parties reasonably incurred legal costs.

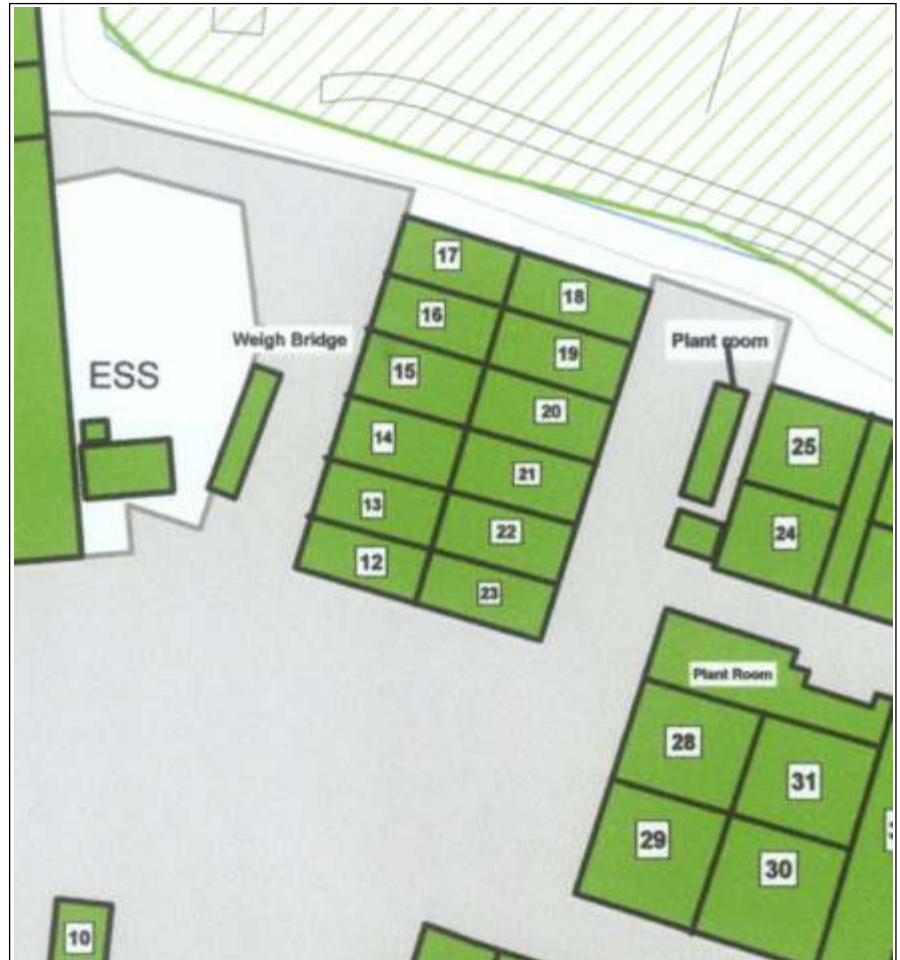


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Viewing and further information

Strictly by appointment with the sole agent: Tilia Properties Limited
Contact: Nick Hovey, Telephone: 01603 722892 or E-mail: develop@tiliaproPERTIES.co.uk
SUBJECT TO CONTRACT