



30 Radford Way, Billericay

POA

Full Description

The property comprises office accommodation situated over the first floor of a newly constructed multi storey mixed use development which also accommodates ground floor commercial spaces and residential apartments over upper floors. The specification includes carpeting throughout, and communal male & female WCs.

Location

The property lies midway along Radford Way, a short distance from Billericay Railway Station and High Street (B1007). Billericay is a commuter town approximately 45km east of Central London, within the Borough of Basildon. The Town Centre offers a wide selection of national and local retailers serving the local community.

Accommodation

Name/Floor	Sq Ft	Sq M
1st Suite 4	2,994	278.15

Terms

The unit is offered on new effectively Full Repairing and Insuring lease on terms to be agreed.

Administrative Fee

Upon terms being agreed, and prior to Solicitors being instructed, the prospective tenant or purchaser must pay a fee of £250+VAT to MJM Property Consultants to cover associated administrative costs incurred in the property application process.

Rent

Upon application

Planning and Use

The accommodation has been designed for office use but falls within Use Class E. Other uses within Class E will be considered including Medical, Health & Fitness, Leisure.

Business Rates

The suite has a rateable value of £53,500

VAT

VAT is applicable to the rent and service charge

Service Charge

A service charge is payable for the building's maintenance and upkeep and utilities of the common areas and utilities. Further details on request.

AMLR

In line with current Anti-Money Laundering Regulations, all prospective tenants or purchasers will be required to provide satisfactory identification and verification documentation before any offer can be accepted. We may undertake electronic checks to comply with these obligations.

Legal Costs

Each party to bear their own legal costs.

Features

- New Build Accommodation
- Walking Distance From Station & High Street
- Secured Allocated Parking
- Air Conditioning

Contact Us**MJM Property Consultants**

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