



To Let

1,834 sq ft
(170.38 sq m)

Rent on application

Prestigious New Office Accommodation

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

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.

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, air conditioning, communal WC's

Accommodation

Suite 3 has the following net internal area:

Floor/Unit	Description	sq ft	sq m
1st	Suite 3	1,834	170.38

Terms

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

Rent

Upon application

Business Rates

The suite has a rateable value of £35,500

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.

Planning and Use

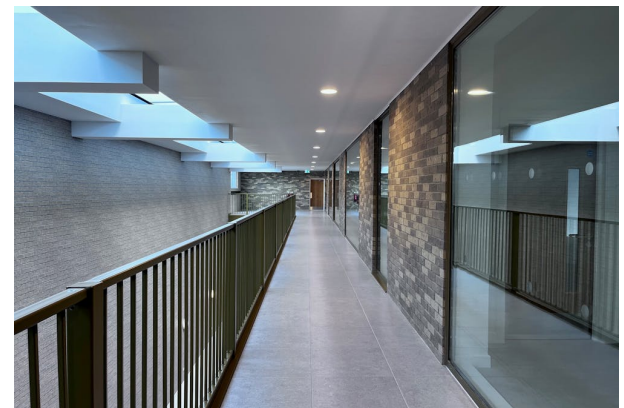
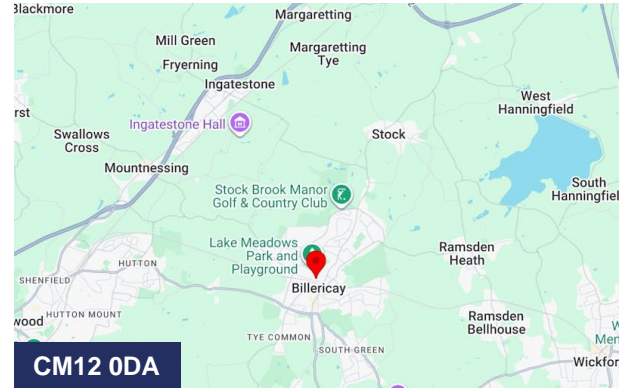
The units have been designed for office use but fall within Use Class E. Other uses within Class E will be considered including Medical, Fitness, Leisure.

VAT

VAT is applicable to the rent and service charge

Legal Costs

Each party to bear their own legal costs.



Summary

Available Size	1,834 sq ft
Rent	Rent on application
Rates Payable	£17,714.50 per annum
Rateable Value	£35,500
Service Charge	£8,813 per annum
EPC Rating	13

Viewing & Further Information

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