

Open Storage Land TO LET

665 m2 / 7168 sq.ft



Cranbrook Road, Gants HILL, Essex

020 8506 9900

www.countrywidecomm.co.uk

Connaught House, Broomhill Road, Woodford Green IG8 0XR

Location

The premises are located on Cranbrook Road (A123) midway between the Barkingside & Gants Hill shopping centres by the junction of Campbell Avenue.

The location is served well by many bus routes and is close to the following stations.

Barkingside (Central Line) 0.9 miles

Gants Hill (Central Line) 1.2 miles

Ilford (Crossrail) 1.9 miles

Description

Hard surfaced T-Shaped land positioned between properties, suitable for a variety of storage uses.

Approximate Size of land

Width	50.85 ft	15.5 m
Depth	121.39 ft	37 m
Overall size	7168 sq. ft	665 m2

Terms

3 – 5-year term (outside of the 1954 LL & tenant act)

Asking Rent

Offers are sought in excess of £17,000 pax

Offer Procedure

We are inviting all interested parties to submit their best and final offer by Wednesday 8th May at 12pm in writing by email to jason@countrywidecomm.co.uk

Offer needs to contain the following: -

- a) Level of Rental Offer
- b) Length of Term
- c) Intended Use for the Land
- d) Information of existing business if any
- e) Name & Address of Tenant
- f) Solicitor details
- g) The vendor reserves the right not to accept the highest offer, or indeed any offer.

Legal Costs

Each party to pay for their own legal fees.

Viewing

For further information please contact sole agents - Countrywide Commercial

Jason Grant T : 020 8506 9900/05

E: jason@countrywidecomm.co.uk

