

4,046 SQ FT (375.9 SQ M)
LOW-COST STORAGE BARN TO LET
EXCELLENT ROAD LINKS TO THE A23 & A27



FLEXIBLE LETTING TERMS WITH SHORT TERM OPTIONS AVAILABLE

UNIT 1 HAMMONDS HILL FARM
MILL RACE, LONDON ROAD
HASSOCKS, WEST SUSSEX BN6 9NB

Henry Adams HRR Commercial Ltd, 50 Carfax, Horsham, West Sussex RH12 1BP
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Residential / **Commercial** / Rural / Development / Auctions

LOCATION

Hammond Hill Farm is located in rural West Sussex between Burgess Hill and Hassocks. The entrance is located on the west side of London Road, just south of the A273 / B2036 roundabout junction.

Nearby towns centres	Distances via main "A" roads
Burgess Hill	1.7 miles to the north-east
Haywards Heath	5.6 miles to the north-east
Brighton	9.6 miles to the south
Crawley	14.7 miles to the north

DESCRIPTION

A portal steel framed barn with timber clad elevations and partial block/timbers walls under a pitched sheeted roof. Externally there is a good-sized concrete forecourt area providing parking and facilities for loading and unloading.

ARTICULATED LORRIES / HEAVY GOODS VEHICLES

Kindly note, our client will not consider businesses requiring access for articulated lorries or heavy good vehicles over 12 tons.

ACCOMMODATION (GIA)

4,046 sq ft (375.9 sq m)

Notes: 5.3m eaves, 7.3m apex, lighting, compacted earth floor.

Please Note: Our client will not consider noisy industrial/workshop uses.

TERMS

The unit is available for rent upon a simple licence agreement for a term to be agreed. A rental deposit will be required.

RENT

£10,500 per annum exclusive, payable monthly in-advance by bank Standing Order.

BUSINESS RATES (2024/2025 FINANCIAL YEAR)

Further details on request.

VIEWING ARRANGEMENTS

This is a private estate; viewing is strictly by appointment with sole agent's Henry Adams Commercial www.henryadams.co.uk/commercial

A walk-through video of the accommodation can be made available via WhatsApp on request to the following mobile number 07868 434449.

CONTACT

Andrew Algar – Director of Commercial Property

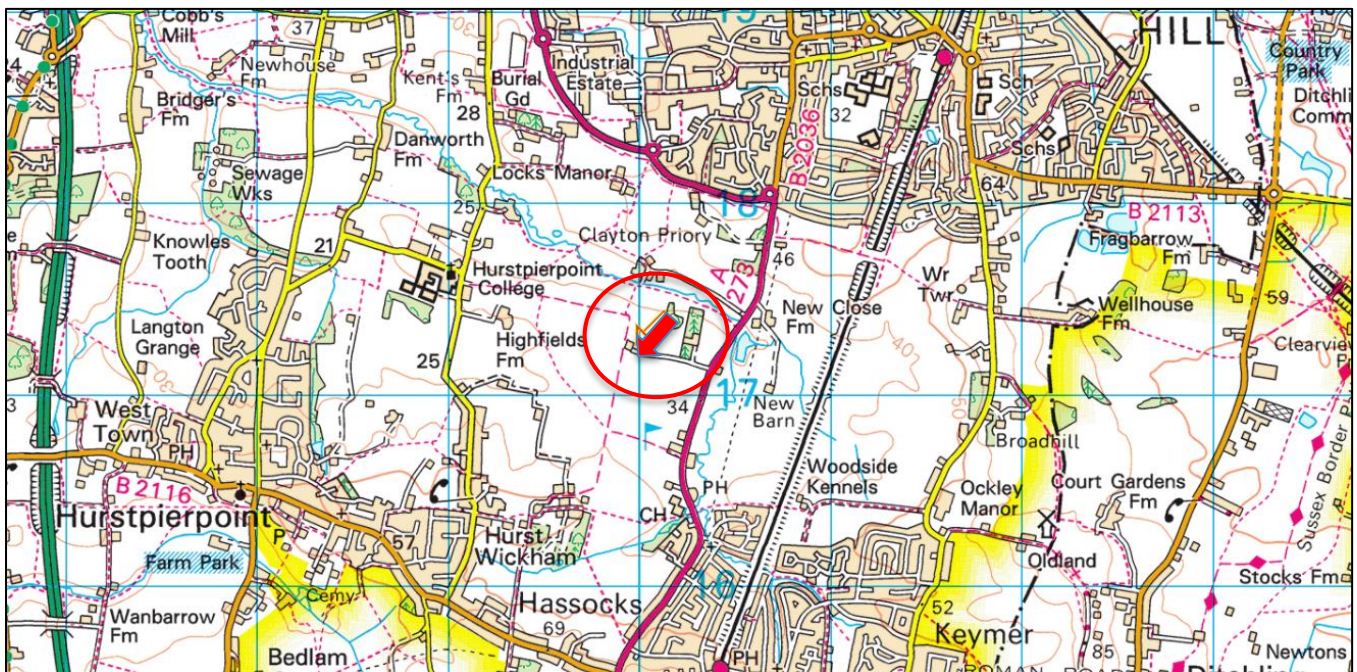
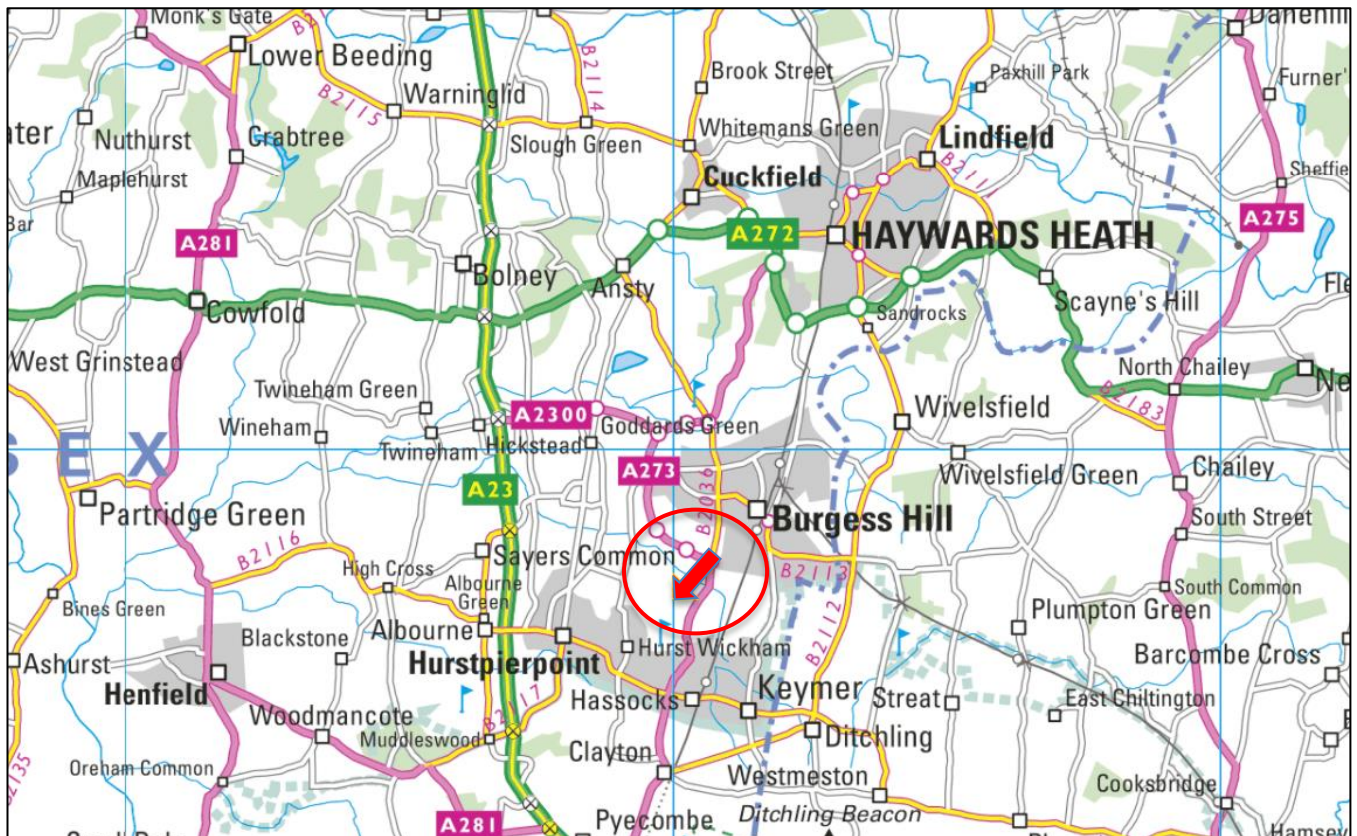
Brighton 01273 091823 | Horsham 01403 282519

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LOCATION MAPS – NOT TO SCALE



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