



Unit 7 Mountbatten Business Park, Jackson Close, Portsmouth PO6 1US

TO LET

**PROMINENTLY LOCATED
WAREHOUSE/TRADE COUNTER UNIT**

**3,693 Sq Ft
(343 Sq M)**

Unit 7 Mountbatten Business Park, Jackson Close, Portsmouth PO6 1US

DESCRIPTION

The property is a mid terrace, trade/industrial unit of steel portal frame construction with block work and part profile clad to the front, side and rear elevations. There is a pedestrian and a trade entrance to the front of the unit, along with an up and over loading door.

The property benefits from ground floor trade counter and first floor offices. Externally, there is a loading area and allocated parking.

Local occupiers include Halfords, Plumbase, Screwfix and Motor Parts Direct

- ✓ **Prominent location**
- ✓ **7 allocated spaces**
- ✓ **Personnel entrance to the front**
- ✓ **3 phase power**
- ✓ **Located next to national occupiers**



LOCATION

The property is located in a prominent roadside position with easy access to A27/A3(M) and a short distance from the west side of the A2030 Eastern Road, which provides access to Portsmouth City Centre and Southsea.

There is a Sainsbury's food store and the established retail and industrial area of Fitzherbert Road to the East of the A2030 Eastern Road.

ACCOMMODATION

Gross Internal Areas	sq ft	sq m
Ground Floor	3,160	294
Mezzanine Office	533	50
Total	3,693	343

VAT

All prices, premiums and rents, etc are quoted exclusive of VAT at the prevailing rate.

LEGAL COSTS

Each party to be responsible for their own legal costs incurred in any transaction.

BUSINESS RATES

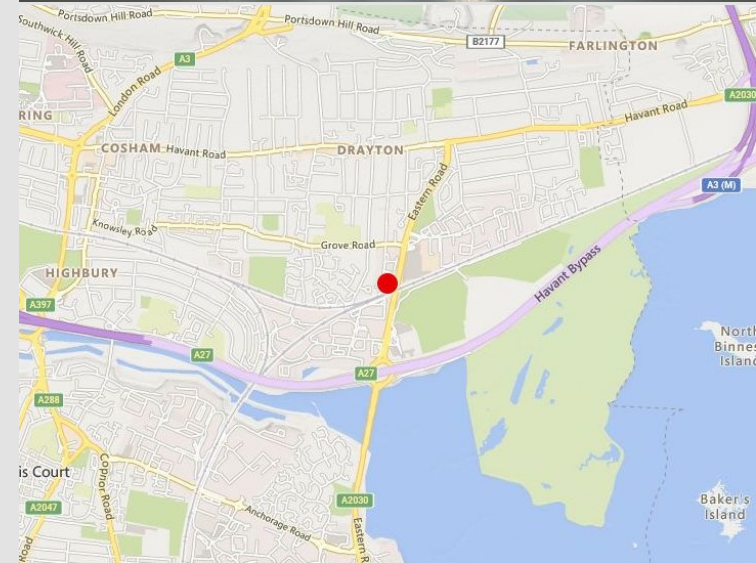
For business rating information please visit the Valuation Office Agency website www.voa.gov.uk.

TERMS

The property is available on a new full repairing and insuring lease for a term to be agreed, including periodic rent reviews.

EPC

The Energy Performance Asset Rating is C (57).



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Regulated by RICS 10-Jun-2026

VIEWING & FURTHER INFORMATION

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