



Unit 4 Durban Park Industrial Estate, Durban Park, Bognor Regis PO22 9RJ

TO LET

**INDUSTRIAL UNIT WITH FIRST FLOOR
OFFICE**

**7,448 Sq Ft
(692 Sq M)**

Unit 4 Durban Park Industrial Estate, Durban Park, Bognor Regis PO22 9RJ

DESCRIPTION

Unit 4 has been refurbished to a good standard and provides flexible accommodation suitable for light industrial, warehouse or commercial use. Internal specification includes a roller shutter door and a maximum eaves height of 9m, providing substantial headroom for a range of operational requirements. Office accommodation is included within the unit. The estate benefits from ample parking and strong site security.

- ✓ Well Maintained Estate
- ✓ Car Parking
- ✓ Ideal Trade Counter Units
- ✓ Office Accommodation
- ✓ Roller Shutter Door
- ✓ WC Facilities



LOCATION

Durban Park Industrial Estate is located within Bognor Regis, less than half a mile from the town centre, close to the A259 linking to Worthing and Chichester. It is approximately 55 miles south west of London, 24 miles west of Brighton and 6 miles east of Chichester.

ACCOMMODATION

Gross Internal Areas	sq ft	sq m
Unit 4	7,448	692
Total	7,448	692

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

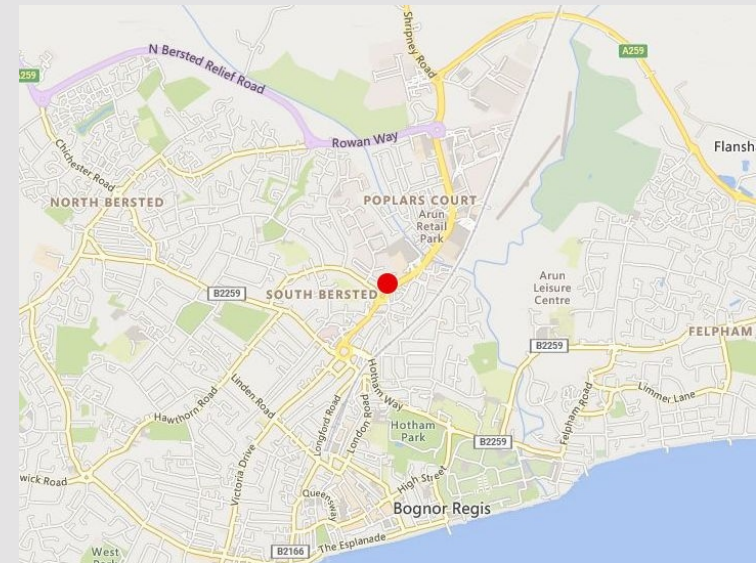
For business rating information please visit the Valuation Office Agency website www.voa.gov.uk.

TERMS

The unit is available to let on a Internal Repairing & Insuring lease on terms to be agreed. Rent is £83,900 per annum.

EPC

The Energy Performance Asset Rating is C (66).



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Regulated by RICS 11-May-2026

VIEWING & FURTHER INFORMATION

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