Industrial / Warehouse

TO LET

Unit 5 Hartley Wood Farm

Oakhanger, Bordon, GU35 9JW

Detached industrial/warehouse unit

- 2x electric loading doors
- 3 phase power
- Shared use of communal wc

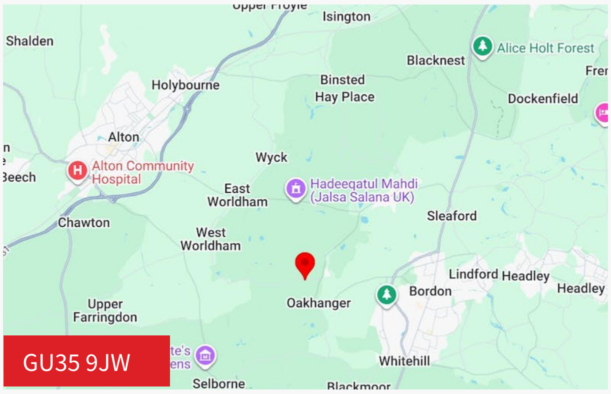
2,643 sq ft

(245.54 sq m)

Unit 5 Hartley Wood Farm, Oakhanger, Bordon, GU35 9JW

Summary

Available Size	2,643 sq ft
Rent	£10 per sq ft
Rates Payable	£8,100 per annum
Rateable Value	£18,750
EPC Rating	Upon enquiry



Description

The property comprises a detached industrial/warehouse unit with a minimum eaves height of 4.27m and a maximum eaves height of 6.132m. The unit is fitted with 3 phase power and two electric loading doors (left shutter 6.08m x 3.96m right shutter 4.13m x 3.97m).

Location

The property is located on Hartley Wood Farm, a short distance from the town of Bordon, which provides shopping and leisure amenities, including a large Tesco supermarket. The A31 is 4.3 miles from the unit, offering routes east towards Alton, Farnham and Guildford, and west towards Winchester. The A3 is also in close proximity to both Bordon and Liphook, providing further connections northwards to London and southwards to Portsmouth.

Terms

A new lease is available for a term to be agreed

Anti Money Laundering

To comply with Anti Money Laundering regulations, Curchod & Co undertake ID checks for all successful purchasers and tenants where legislation requires us to do so.

Legal Cost/VAT

Each side to be responsible for the payment of their own legal cost incurred in the letting.

All prices are quoted exclusive of VAT which may be charged.

Viewing & Further Information

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