



Unit 10

Northgate Industrial Park, Collier Row Road, Romford, RM5 2BG

**TO LET, COLLIER ROW
(ROMFORD) ESSEX,
INDUSTRIAL UNIT IN
APPROX. 2,400
SQ.FT.OVERALL WITH
LARGE FORECOURT/YARD**

2,306 sq ft
(214.23 sq m)

- On Established Business Estate
- Large Forecourt/Yard
- Quick/Easy Access To A12
- Ground Floor Industrial
- Mezzanine Offices/Ancillary
- Suitable For Various Uses

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Summary

Available Size	2,306 sq ft
Rent	£35,000 per annum
Rateable Value	£26,250
Service Charge	£100 per month Service Charge is approximate.
VAT	Not applicable
Legal Fees	Each party to bear their own costs
EPC Rating	B

Location

On the established Northgate Industrial Park giving quick & easy access to the A12.

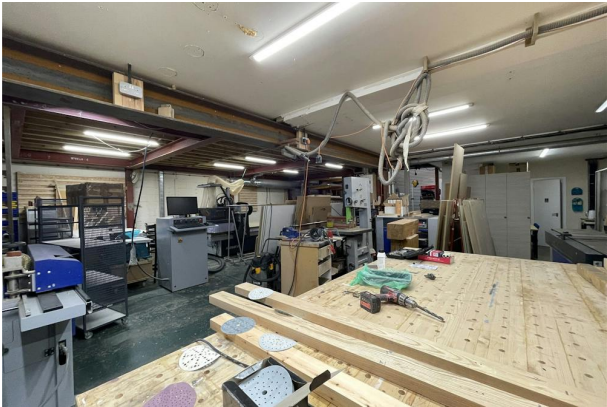
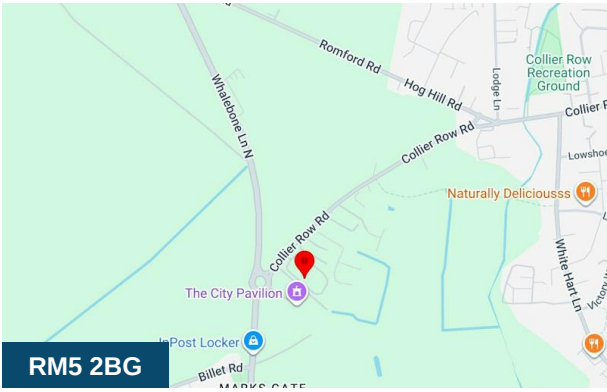
Accommodation

All measurements are approximate and were taken on a GIA (Gross Internal Area) basis. Ground Floor Industrial Unit approx. 1,761 sq.ft. with mezzanine Offices/Ancillary 545 sq.ft. Front yard & parking.

Name	Floor/Unit	Building Type	Size
Ground	Ground	Industrial / Warehouse	1,761 sq ft
Mezzanine	Mezzanine	Office	545 sq ft

Tenure

To let, by way of a FR&I lease, on terms to be agreed, at a rent of £35,000pa. VAT not payable. (Whilst the landlord has no intention of not renewing any lease, the renewal provisions will be excluded).



Viewing & Further Information



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