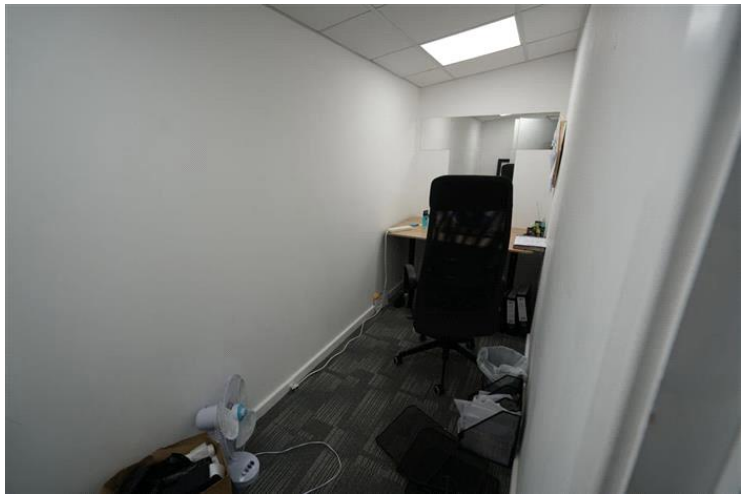


Romford Road, Aveley, South Ockendon

£75,000 pa

LET

Ali & Co are delighted to offer To Let this newly built Office and Warehouse on a fantastic industrial estate located in Aveley.

Access to A13/M25 | Large Steel Frame Warehouse | Off-street parking | Outdoor Area | Secure Gated Yard | Modern Office | Ground and First Floor |

01375 806786
hello@aliandcoproperty.co.uk

Ali&Co
PROPERTY SERVICES

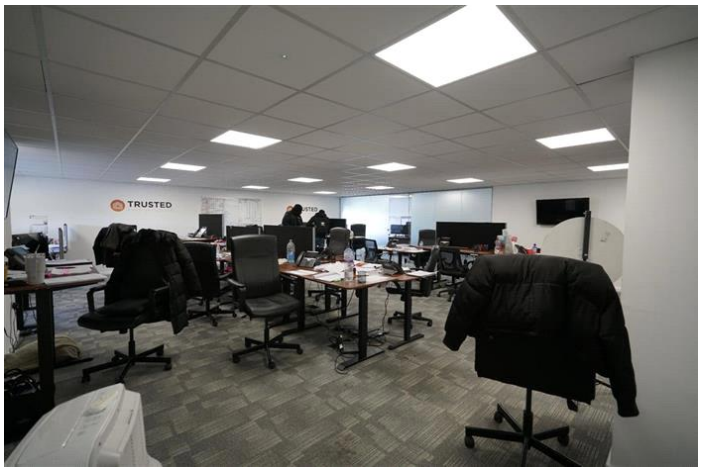
Stunning Office and Warehousing

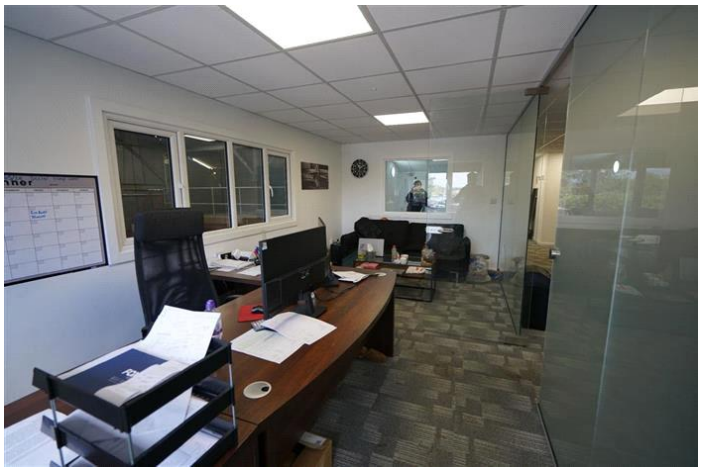
The premises offers a large storage area with large office space with the ground floor consisting of ladies and gents toiletes , meeting room, reception area, additionally you have a first floor office space and private office.

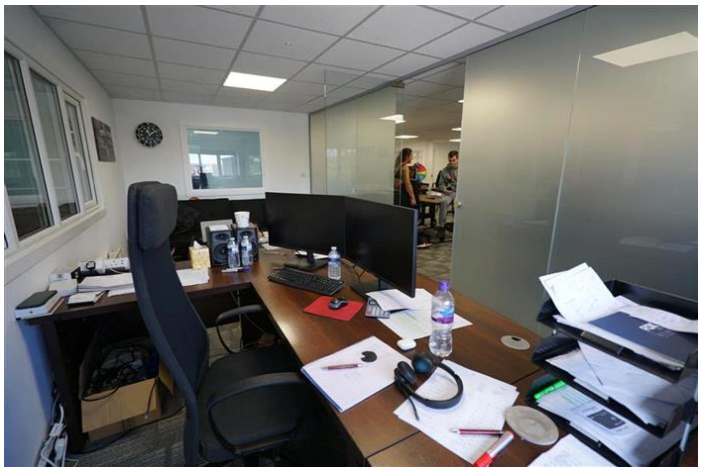
Internal viewings highly recommended

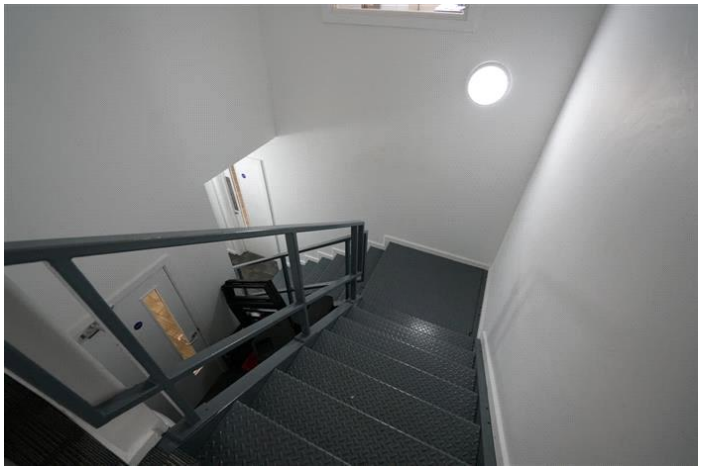
Size -
Unit 1,154 sq ft 107.3 sq m
Offices (GF) 1,681 sq ft 156.2 sq m
Offices (1st) 1,532 sq ft 142.4 sq m
TOTAL 4,367 sq ft 406.1 sq m
Yard 4,168 sq ft 387.3 sq m
Service Charge – both metered and will be budgeted. Currently £2,400 pa for water & £16,500 for electric.
+ building insurance £2,609 pa
Management Fee – 6%
Business Rates - n/a Maybe applicable in future.
Permitted Use of the site/building. – Office & Warehousing Storage

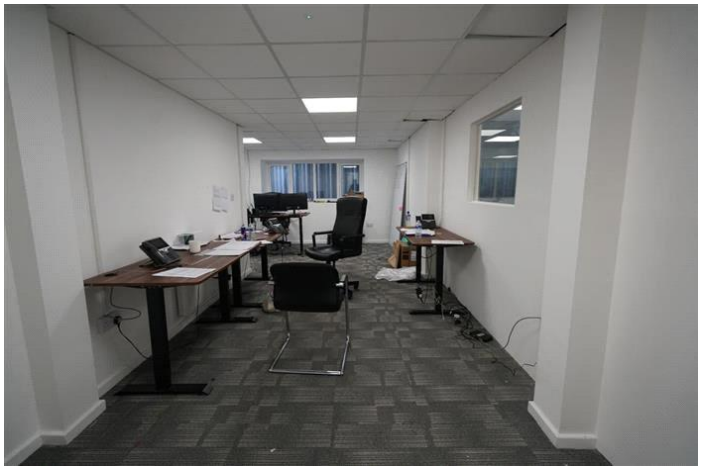
Deposit: £12,500

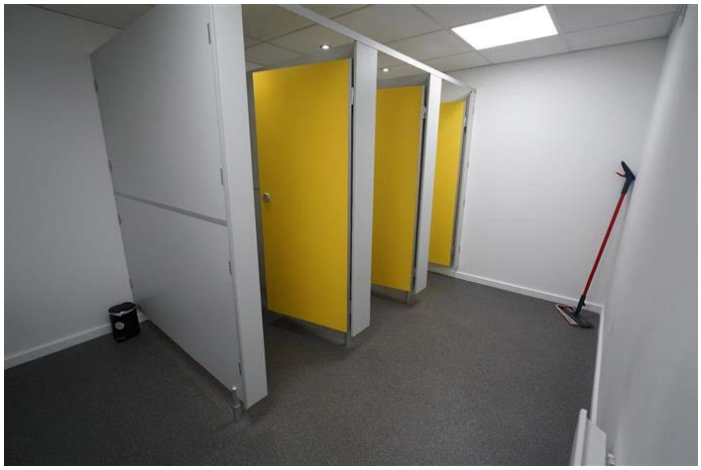












Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.