



Rear Yard

The Point, Gatehouse Way, Aylesbury, HP19 8DB

SHORT TERM YARD - OPEN STORAGE AVAILABLE

10,959 sq ft
(1,018.12 sq m)

- 10,959 sq ft of open storage, with temporary fencing
- Concrete hard standing for storage only
- Access from Gatehouse Way
- Short Term / Flexible storage

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Summary

Available Size	10,959 sq ft
Rent	£2 per sq ft £20,000 pa plus VAT
Business Rates	TBC
Service Charge	TBC
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	EPC exempt - No building present

Description

10,969 sq ft of Open Storage Yard available. Concrete hard standing for storage only. Currently with temporary fencing but permanent fencing could be installed by the tenant.

Storage yard to the rear of the estate access from Gatehouse Way.

Location

The yard area comprises 10,959 sq ft of concrete hard standing to the rear of The Point, accessed from Gatehouse Way.

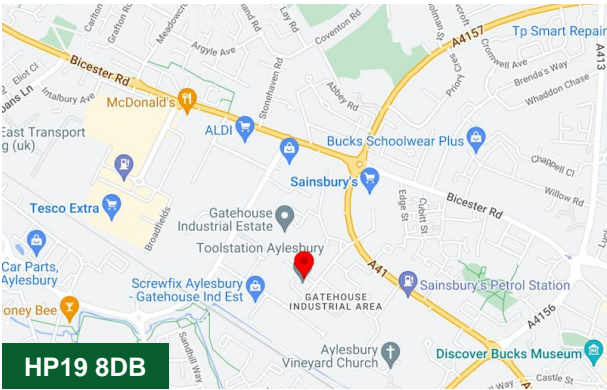
Aylesbury is the County Town of Buckinghamshire and is located approximately 44 miles northwest of central London 23 miles from Oxford and 15 miles south of Milton Keynes. The town is situated on the junctions of the A41 the A413 and A418 providing easy access to the M40 M1 and M25 motorways all of which are within a 20 minute drive. The town benefits from a direct rail system to London Marylebone with a journey time of approximately 55 minutes

Terms

A new 3 year lease term with a 3 month mutual rolling break from 12 months.

Money Laundering / Identity Checks

Money Laundering and Identity checks will be carried out on all Tenants and proof of identity documents will be required.



Viewing & Further Information



James Garvey

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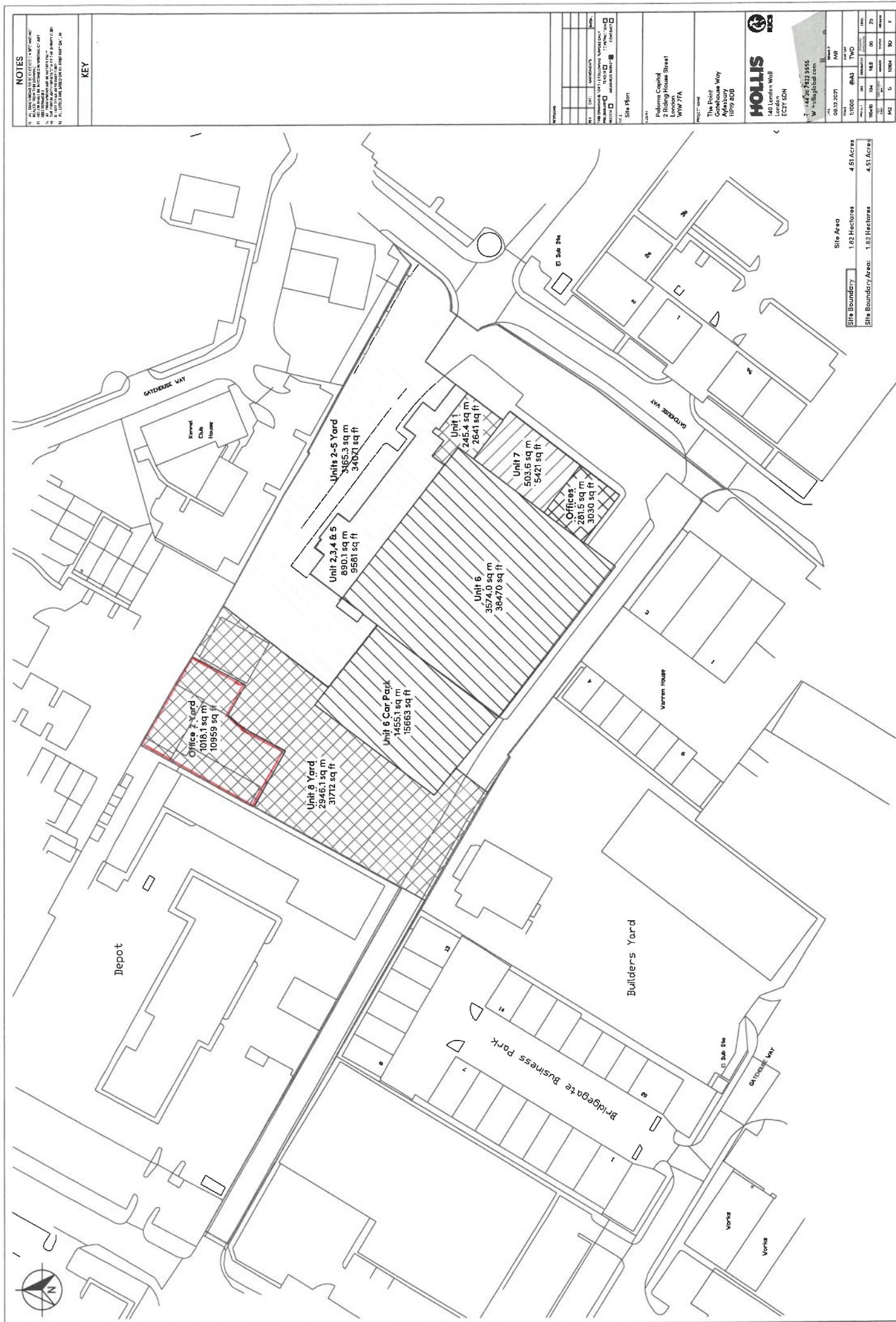
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Site Boundary	1.82 Hectares	4.51 Acres
Site Boundary Area:	1.82 Hectares	4.51 Acres