



4-6 THE MILL, CHICHESTER, PO18 0FF

INDUSTRIAL/LOGISTICS / INDUSTRIAL / WAREHOUSE TO LET

1,380 TO 6,575 SQ FT (128.21 TO 610.84 SQ M)



Summary

MODERN INDUSTRIAL UNIT TO LET

Available Size 1,380 to 6,575 sq ft

Rent Rent on application

Rateable Value £48,750

EPC Rating Upon enquiry

- Three electric loading doors
- Floor to ceiling rear and side glazed elevations
- Air conditioning
- On site café
- Mezzanine floor and kitchenette area
- 3 phase power
- Picturesque setting
- Units capable of being sub divided

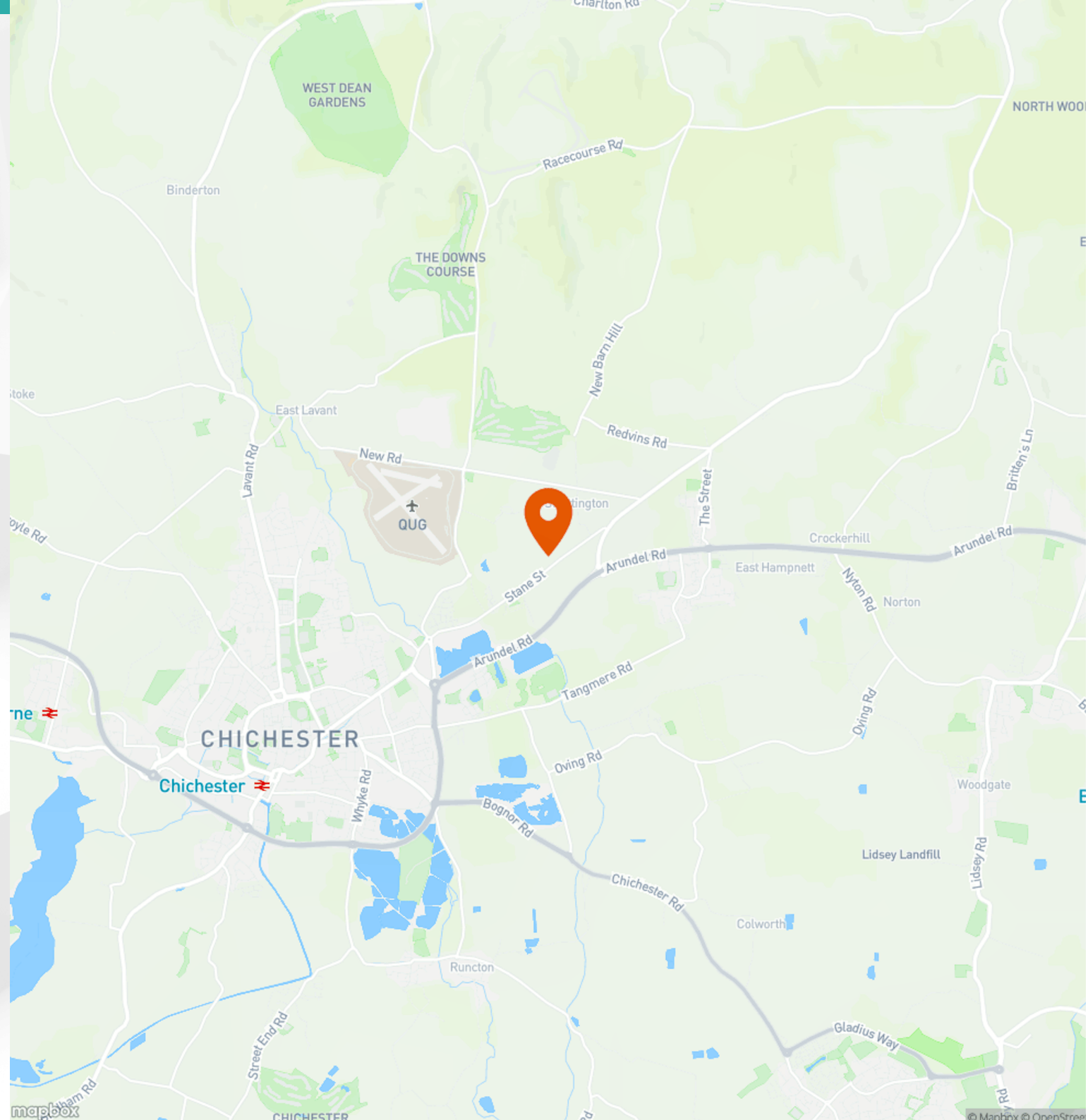


Location



4-6 The Mill, Stane Street,
Chichester, PO18 0FF

The Cathedral City of Chichester is an historic and thriving administrative centre for West Sussex. The city has excellent road communications being situated on the A27 dual-carriageway, which runs east to Worthing and Brighton and west to Portsmouth and Southampton where it connects with the A3(M) M27 and M3 motorways. The Mill is well located being approximately 2.7 miles north-east of Chichester city centre and is 0.7 miles from the A27 South Coast trunk road.





Further Details

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground	5,545	515.15	Available
Mezzanine	1,029	95.60	Available
Total	6,574	610.75	

Description

The property has a pitched roof with an internal eaves height of approximately 4.6 metres, rising to 7 metres at apex. The building benefits from three individual roller shutter doors, kitchenette and mezzanine office space. The property also benefits from large floor to ceiling rear and side glazed elevations providing a vast amount of natural light. The property comes with 6 parking spaces and large loading areas in front of each loading door.

Terms

The unit is available to let on a new full repairing and insuring lease by way of a service charge, which is payable for the upkeep and maintenance of the external common parts. Full details of the service charge available upon request.

The units are capable of subdivision into three units where smaller requirements may be accommodated, subject to costs and terms.

Legal Costs

Each party to be responsible for their own legal costs incurred in this transaction.

AML

In accordance with Anti-Money Laundering requirements, two forms of identification will be required from the purchaser or tenant and any beneficial owner together with evidence/proof identifying the source of funds being relied upon to complete the transaction.





Enquiries & Viewings



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**Vail
Williams**

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