



Owen  
Isherwood  
CHARTERED SURVEYORS

TO LET

Modern Industrial/Warehouse Unit  
1,267 Sq. ft. ( 117.70 sq. m)

Cedar, Greenhills Rural Industrial Enterprise Centre, Farnham, GU10 2DZ



## LOCATION

The available unit is situated on the successful Greenhills Rural Enterprise Centre which is located some 5 miles from Farnham on the Tilford Road linking Farnham with Hindhead. The A3 is easily accessible and there is a fast link to the M3 via the A331. Farnham mainline railway station is approximately 4 miles drive (Waterloo 55 minutes approx).

## DESCRIPTION

Cedar comprises a single storey industrial/warehouse unit with wc, kitchen, electric loading door with a minimum eave's height of 4.20m.

## ACCOMMODATION

AVAILABLE	SQ FT	SQ M
Ground Floor	1,267	117.71
Total	1,267	117.71

## TERMS

The unit is available on the basis of a new effective full repairing and insuring lease. The rent is exclusive of business rates, utilities, service charge and VAT.

## RENT

£17 per sq. ft

## RATES

Rateable value: £12,000 per annum  
*Unit should qualify for 100% business rates relief. Further details on enquiry with Local Authority*

## SERVICE CHARGE

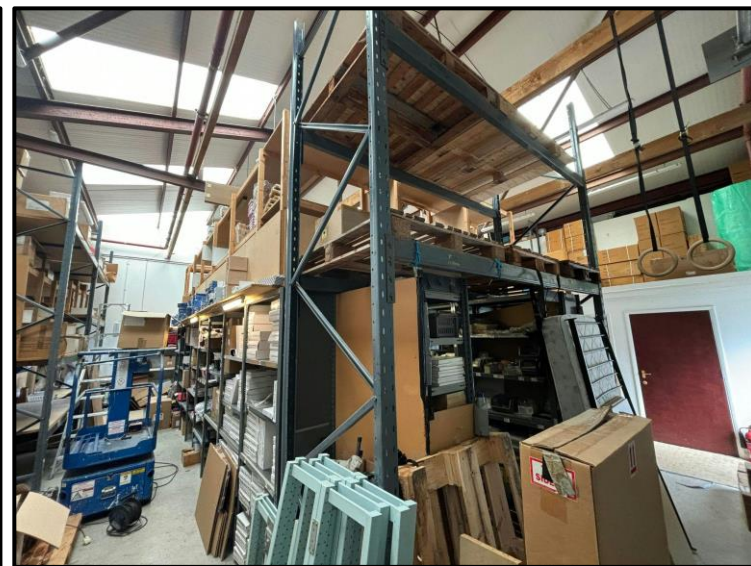
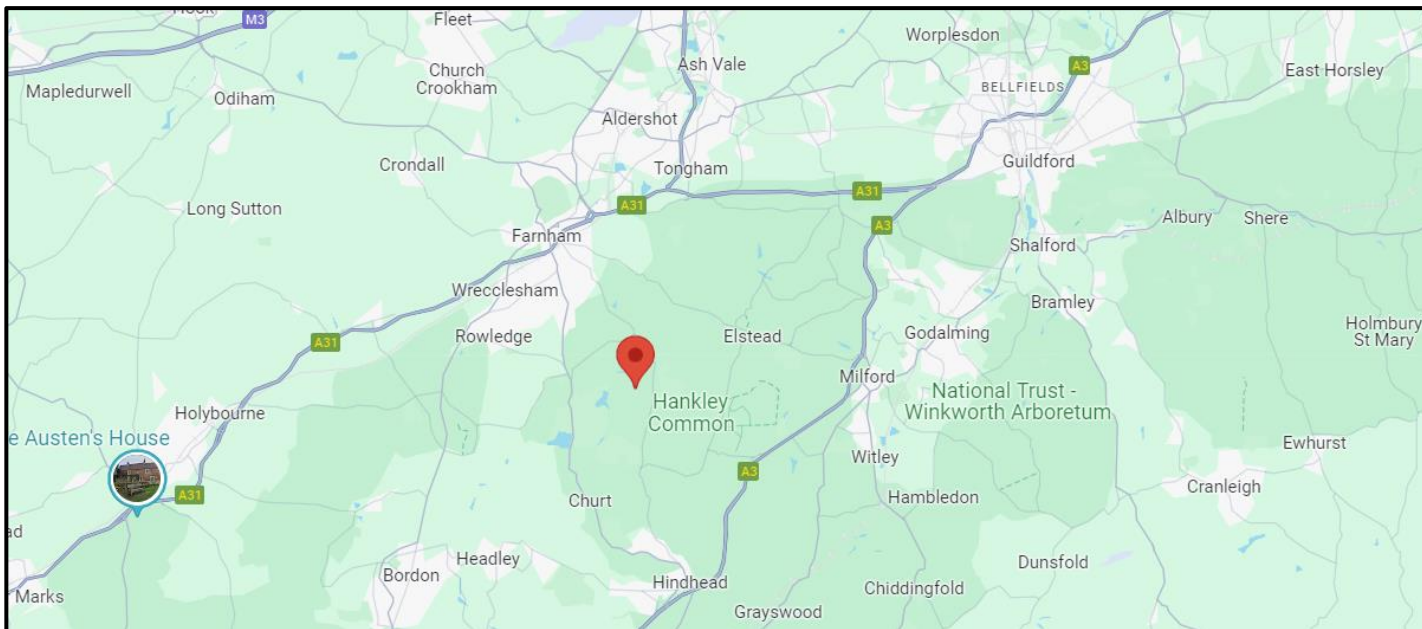
£2,452.40 per annum

## EPC

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## COSTS

Each party to bear their own costs



These particulars do not constitute, or form any part of, any offer or contract, and whilst all the information given is believed to be correct, all interested parties must satisfy themselves of its accuracy. All prices and rents are quoted exclusive of VAT, unless otherwise stated.

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