

Tel: 01844 261121
Web: www.fieldscommercial.co.uk
Email: enquiries@fields-property.co.uk

FIELDS

commercial property
land and new homes

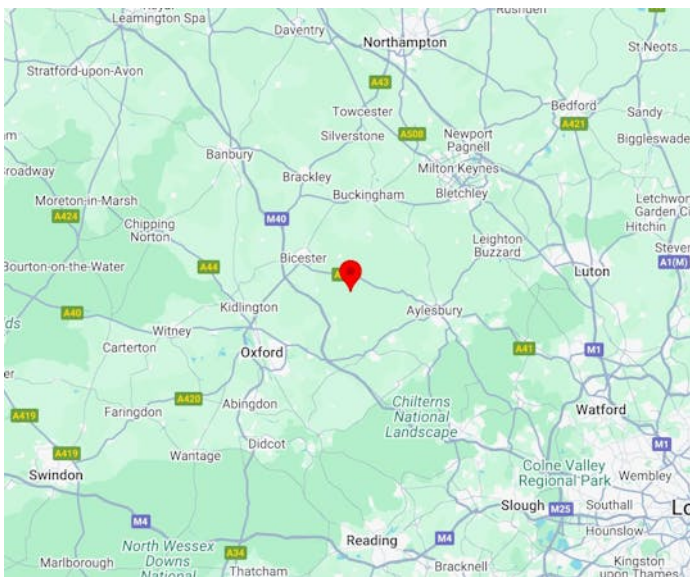
To Let

Yard, 9 Hayloaders Works, Wotton, Brill, HP18 9UB



Cost-Effective And Functional Yard Of 30,000 Sq Ft GIA, Which Can Be Split

Size: 6,000 - 30,000 Sq Ft
Rent: £3.25 - £4 Per Sq Ft



Features:

- Yard of 30,000 Sq ft, which can be let in sections
- Functional cost-effective Yard on secure estate
- Parking available

EPC - EPC exempt - No building present

Location

Hayloaders Works is located on the outskirts of Brill, with easy access to Aylesbury 13 miles, Thame 8 miles and Bicester 9 miles.

Convenient for access to the M40 motorway Jcts 7-9. The A41 is located 3.5 miles to the north, and the A418, Aylesbury to J8A M40 / A40 and Oxford is 8 miles to the south.

Description

Hayloaders Works is an accessible, industrial / storage facility with gated and secure access. On-site there are various single-storey Storage Units, part-covered storage buildings and open storage.

The Yard of 30,000 sq ft is available. This can be let in sections. Electricity can be connected.

Formerly used as a sawmill for 25 years and assumed has established/authorised use for B1, B2 & B8 under 1987 Use Classes Order. Prospective tenants should verify with local planning authority whether their proposed use falls within established authorised uses.

Rates

This property is to be assessed via Aylesbury Vale District Council.

Rates payable can be affected by transitional arrangements, and we would recommend that interested parties should make further enquiries for clarification.

Terms

RENTS:

6,000 - 12,000 sq ft - £4 per sq ft.

30,000 sq ft - £3.25 per sq ft.

Service charge - £0.35p per sq ft.

VAT is applicable

Viewings

Strictly by appointment via Fields.

Joint Agents:

Gus Haslam 07885 596 877

gus.haslam@knightfrank.com

Alan Chandler 07831 372 711

ac@chandlergarvey.com

