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**Industrial Unit with office space – To let**



**Unit 32B, The Old Brickworks, Harold Wood, Essex,  
RM3 0JA**

**Rent: £94,066 Per Annum Exclusive**

**6,719 Sq. Ft (624 Sq. M)**

- Excellent Access
- Associated Roads Including the A12 and M25
- Available now
- Office Unit
- Available to let on Flexible lease terms

## Location

The Old Brickworks Industrial Estate, located less than 2 miles from the A12/M25 junction, is the cornerstone of our property portfolio.

## Description

The scheme containing a wide range of quality industrial accommodation, The Old Brickworks is able to satisfy a diverse range of requirements.

## Terms

The unit is available on new full repairing and insuring lease with terms to be agreed subject to contract and formal leases.

## VAT

All prices/rents quoted are exclusive of Value Added Tax which may be applicable.

## Service Charge

We understand that the unit is subject to a service charge. Further details available upon request.

## Legal Fees

All parties are to bear their own legal costs incurred during the course of any transaction.

## Accommodation & Rent

The following suites are available to let on flexible lease terms:

Unit Number	Floor Area (sq. ft)	Rent pax
32B	6,719 sq. ft	£94,066

## Planning

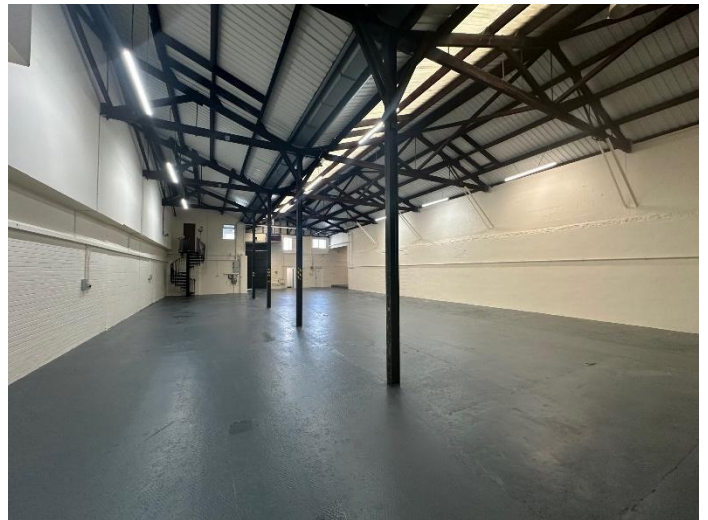
Interested parties are advised to contact the local Planning Authority to satisfy themselves that their proposed use conforms with the current planning consent.

## Business Rates

Interested parties are advised to make their own enquiries with the Local Authority regarding their Business Rates liability.

## Energy Performance Certificate

Details available upon request.





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