

Farthing Road Industrial Estate

Ipswich, IP1 5AP

Warehouse | 4,279 ft²



Good access to A14/
A12 trunk roads



Modern warehouse



Full height loading
door



Parking for up to 3
vehicles



Single storey office

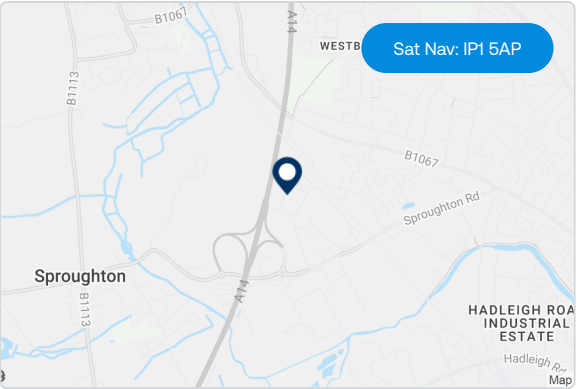


EPC rating - B

Available to Let



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Description

The property is of a steel frame construction with profile metal sheeting and a pitched roof. The warehouse accommodation has a clear height of approximately 6.6m, concrete flooring and an up and over loading door. The property also contains office accommodation. The property benefits from a yard for loading and designated parking.

Location

The property is situated on the established and popular Farthing Road Industrial Estate which is approximately 2 miles west of Ipswich town centre and within easy of the A12/A14 interchange at Copdock. Unit 14 can be found beyond the crest of the hill at the top end of the estate adjacent to the A14. Nearyby occupiers include Anglian Securities, Wright Hire and E U Limited.

Further information

EPC
B

Rent
Monthly rent is an estimate based on a three-year term, excluding VAT, insurance, service charge. Payment terms vary.

Terms
Available on new full repairing and insuring leases.

Legal costs
All parties will be responsible for their own legal costs incurred in the transaction.

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Mileway

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Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)
Unit 13	Warehouse	4,279	Immediately	3,050
Total		4,279		

Rent is quoted on a per calendar month basis and is provided as a market estimate, subject to change on an assumed three year term. Rent is quoted exclusive of rates, VAT, insurance, and service charge. Please note that rent payment may not be due monthly

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