



Ref 7197

33a Hobbs Industrial Estate
Eastbourne Road
Lingfield
Surrey
RH7 6HN

TO LET

INDUSTRIAL/WAREHOUSE UNIT 2,643 SQ FT (245.52 SQ M) GIA



COMMUNICATIONS

- Gatwick Airport 7.9 miles
- Redhill 1.1 miles
- Crawley 8.5 miles

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LOCATION

The Hobbs Estate is a self-contained and secure estate conveniently located on the A22 at Newchapel some 2 miles north of East Grinstead.

AMENITIES

- Heating in Warehouse
- Electric loading door
- B1/B2/B8 uses
- 6m Max Eaves
- Constructed in 2012
- 3 phase power
- Warehouse office
- 5 parking spaces
- 19ft Min Eaves
- 2 No WCs

TERMS

Available by way of a new full repairing and insuring lease for a term to be agreed.

RENT

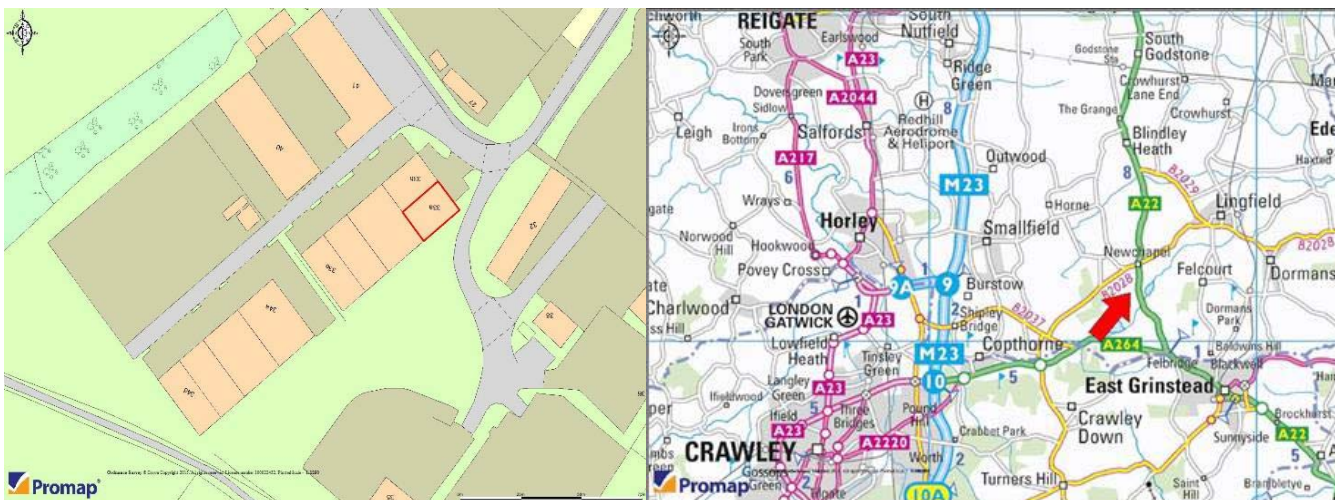
£25,000 per annum exclusive plus VAT.

RATEABLE VALUE Rateable Value £18,000 (2017).

ESTATES CHARGE There is currently an estate charge levied on all occupiers on the estate.

VIEWING/FURTHER INFORMATION

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