Quarry Road Industrial Estate

Newhaven, BN9 9DD

WAREHOUSE UNITS AVAILABLE TO LET ON A FLEXIBLE/ TEMPORARY BASIS

- GREAT VALUE
- FLEXIBLE TERMS
- AVAILABLE STRAIGHT AWAY

834 to 22,132 sq ft

(77.48 to 2,056.13 sq m)

Summary

Available Size	834 to 22,132 sq ft
Rent	£6,800.00 - £169,800.00 per annum exclusive of rates, VAT & all other outgoings.
Business Rates	TBA on individual units
Service Charge	N/A
VAT	Not applicable
Legal Fees	Each party to bear their own costs
EPC Rating	EPC exempt - EPC has been commissioned, will be available in less than 28 days

Description

Warehouse units situated on The Quarry Road Industrial Estate. Some of the units benefit from electric loading doors, 3 phase electric, water supply & car parking spaces.
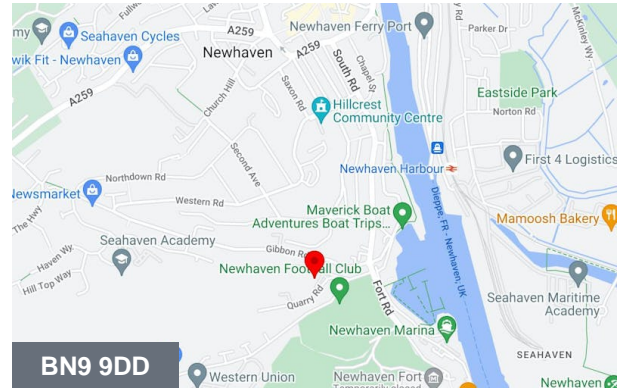
Location

Newhaven is situated to the east of Brighton, West of Eastbourne & South of Lewes on the Sussex Coast. It is a port town & well known for its ferry crossings to Dieppe. Quarry Road is located on the western side of the town close to Newhaven Football Club within an area seeing much in the way of improvements & development.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Rent	Availability
Ground - Warehouse 1 / 1A	3,921	364.27	£30,000 /annum	Available
Ground - Warehouse 5a	834	77.48	£10,800 /annum	Available
Ground - Warehouse 5b	873	81.10	£10,800 /annum	Available
Ground - Warehouse 5c	873	81.10	£10,800 /annum	Available
Ground - Warehouse 5d	873	81.10	£10,800 /annum	Available
Ground - Warehouse 5e	873	81.10	£10,800 /annum	Available
Ground - Warehouse 8a	1,738	161.47	£18,000 /annum	Available
Ground - Warehouse 8b	873	81.10	£10,800 /annum	Available
Ground - Warehouse 8c	873	81.10	£10,800 /annum	Available
Ground - Warehouse 11 / 12	8,591	798.13	£45,000 /annum	Available
Ground - Warehouse 12a with Offices	1,810	168.15	£16,800 /annum	Available
Total	**22,132**	**2,056.10**		

Terms

BN9 9DD

Viewing & Further Information

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Available to rent by way of lease or license for a term certain of 12 months with a rolling mutual break of 3 months' notice thereafter