



For identification purposes only

Open Storage
The Old Fuller Earth Works
Fosseway Environment Park
Bath
BA2 8PD

Open Storage Opportunities
From 0.5 - 4 acres (0.20 - 1.62 ha)

- **Hard Standing**
- **Secure Site**
- **Covered Storage Available**
- **Yards Available from 0.5 acres**

LOCATION

The property is conveniently located just off the A367 approximately 2.5 miles from Bath City Centre.

DESCRIPTION

Storage yard areas from 0.5 - 4 acres with flat concrete surface. The site is secure with access being via security gates.

The storage yards are accessed directly from the A367.

SERVICES

Electricity and water are available on site however, prospective tenants will need to make their own enquiries in respect of the capacity .

SERVICE CHARGE

A service charge will be required for the communal maintenance of common areas. Please apply to the agents for details.

FURTHER INFORMATION

Should you require further information please contact:

www.carterjonas.co.uk

St. Catherine's Court, Berkeley Place, Bristol, BS8 1BQ

ACCOMMODATION

	Ha	Acres
Yard Areas	0.20- 1.62	0.5 - 4

QUOTING RENT

The quoting rent will be based on circa £2.50 per Sq Ft, subject to area and facilities required.

TERMS

Long terms or flexible arrangements available.

PLANNING

The yard areas are currently used for open storage. Prospective tenants should satisfy themselves in respect of the planning they require for their intended occupation.

Local Authority Bath and North East Somerset

Email: council_connect@bathnes.gov.uk

Tel: 01225 394041

BUSINESS RATES

Please apply to the agents for more information .

LEGAL COSTS

Each party is to be responsible for the payment of their own legal costs.

VAT

All figures quoted are exclusive of VAT, if applicable.

EPC

As the property comprises open storage an EPC will not be required.

VIEWINGS

Viewings can be arranged by prior appointment with the sole agents Carter Jonas, 0117 922 1222.

SUBJECT TO CONTRACT

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IMPORTANT INFORMATION

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Carter Jonas