

Ref 5016

Viewing strictly by appointment
with the sole agents as above

Unit 6
Newhouse Farm
Antlands Lane
Burstow
Horley
Surrey
RH6 9TF

TO LET

INDUSTRIAL/WAREHOUSE UNIT

Approx 442 sq m (4,755 sq ft) GIA



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www.ftdjohns.co.uk

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Registered Office as above. Regd No: 2568649

LOCATION

The Estate is situated in Burstow, just outside Horley which is 2 miles distant. Junction 9 of the M23 is approx 4 miles and Gatwick Airport approx 2.5 miles. Crawley's Manor Royal Estate is approx 2.4 miles.

Horley and Gatwick Airport rail stations provide mainline services to London Bridge and Victoria (minimum journey time approx 30 minutes).

DESCRIPTION

Unit 6 is of portal frame construction with profiled steel sheet elevations and roof. The building will be ready to occupy at the end of June.

AMENITIES

Industrial

- Min eaves from 4.35m (14'3")
- Max eaves 5.33m (17'6")
- LED lighting
- Electric surface level loading door
- Three phase electricity
- Kitchenette
- WC
- 10 car parking spaces

TERMS

The property is available on a new licence for a term to be agreed.

RENT

£38,000 per annum exclusive, plus VAT at the prevailing rate.

RATES

To be assessed.

LEGAL COSTS

Each party is to be responsible for their own legal costs incurred in this transaction.



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