

**MAKING
PROPERTY
WORK**

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TO LET

LAND – 2.14 ACRES (0.87 HECTARES)

60 Hobbs Industrial Estate, Eastbourne Road, Newchapel, Lingfield, Surrey, RH7 6HN

DESCRIPTION

The property currently comprises a green field with the planned works to include surfacing to hold cars only and palisade fencing.

The land can be split on an acre-by-acre basis or provide a 2 acre site.

LOCATION

The Hobbs Industrial Estate is a well-established and secure estate located on the A22 between East Grinstead and Newchapel.

The A22 offers excellent links to both the M25 to the north and the M23 to the west with east Grinstead town centre being approximately 3 miles.

ACCOMMODATION (GROSS INTERNAL AREA)

	ACRES
Land	2.14

AMENITIES

- Surfacing suitable for storage of cars
- Palisade fencing
- Access to power and water

WORKING HOUR RESTRICTIONS:

- 07:00 - 19:00 - Mondays to Fridays
- 07:00 - 17:00 - Saturdays
- Closed - Sundays & Bank holidays
- There is a weekly charge to access outside of these hours

RENT

£256,850 PAX

RATES

Rateable value to be reassessed.

VAT

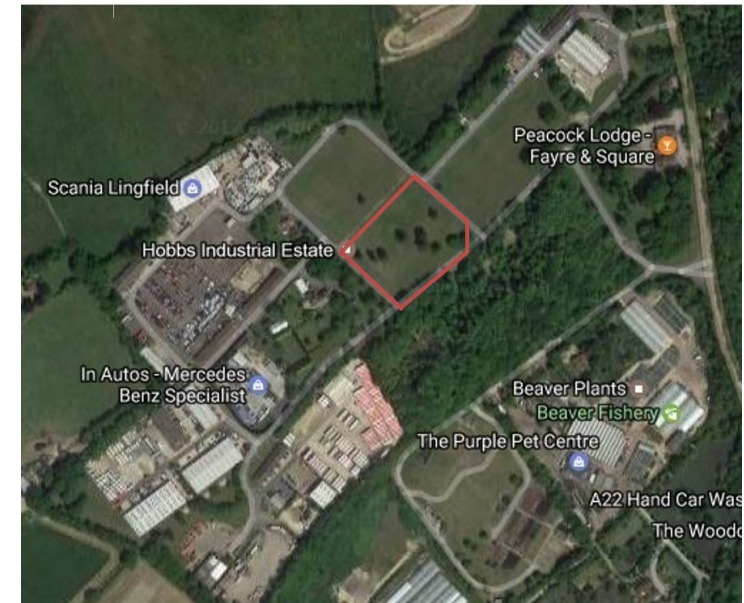
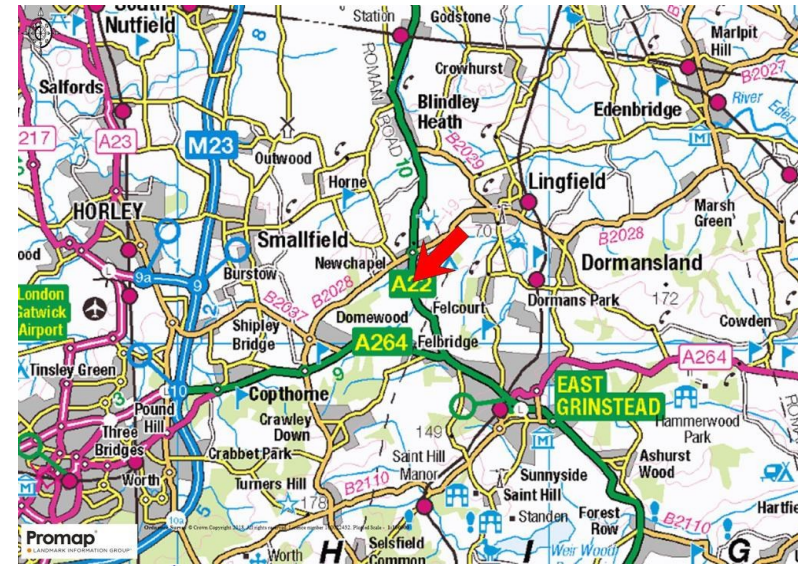
VAT will be chargeable on the terms quoted.

LEGAL COSTS

Each party is to be responsible for their own legal fees.

EPC

Not applicable.



VIEWINGS – 01293 441300

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