/INDURENT



Industrial

UNIT 7C | WITAN PARK INDUSTRIAL ESTATE

Avenue Two, Witney, OX28 4YQ

UNIT 7C | 8,015 SQ FT

Unit 7C comprises 8,015 sq ft of refurbished industrial accommodation

Unit 7C comprises 8,015 sq ft of refurbished industrial accommodation, suitable for a range of industrial, trade counter or warehouse uses. The unit benefits from level access loading, will have refurbished office accommodation and WC, upgraded specification and a practical internal layout, set within a secure estate offering a minimum eaves height of 5.25 m and shared yard and parking provision.
Situated within Witan Park Industrial Estate on Station Lane, the unit benefits from excellent access to the A40 and onward connections to the A34, M40 and M4, making it an attractive option for occupiers serving Witney and the wider Oxfordshire region.

Lease Type	New



Unit Summary

- Refurbished Unit
- Secure yard
- Office Accommodation
- Car Parking
- Local Amenities
- Close to Transport

View Floor Plans

	Per Annum	Per Sq Ft
Rent	£82,154.00	£10.25
Rates	Not specified	Not specified
Service Charge	£4,146.05	£0.52
Insurance	£1,603.00	£0.20
Total Cost	£83,757.00	£10.45

Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency (www.voa.gov.uk). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief or read our rates blog.

For more info please visit: unit.info/U6P0100070

+44(0) 808 169 7554

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Location

Situated in Witney, just off the A40, Witan Park Industrial Estate offers convenient access to Oxford, Cheltenham, and the South East logistics corridor.

Road
A40: 0.5 miles

Airport
London Heathrow Airport: 55 miles

Rail
Hanborough Station: 8 miles

Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Contact us now to arrange a viewing.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	A (24)

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enquiries@indurent.com
+44(0) 808 169 7554

www.indurent.com

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Key Contact



Oliver Edwards
Asset Manager

"Oliver is an Asset Manager based in the South."

+44(0) 808 169 7554

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