

TO LET

Prominent City Centre E Class Premises
Corner Roadside Position with Car Parking
Total Building Area 13,457 sq.ft. (1,250 m²)

50-58 Springfield Road, Chelmsford, Essex CM2 6JY



- Class E Use - Alternative Uses Considered (STP)
- Prominent Corner Position
- Extensive Onsite Car Parking Options
- City Centre Location
- Roadside Return Frontage
- Short Walk to City Centre

KEMSLEY LLP
PROPERTY CONSULTANTS

01245 358988
www.kemsley.com

Kemsley LLP, 113 New London Road, Chelmsford, Essex CM2 0QT

50-58 Springfield Road, Chelmsford, Essex CM2 6JY

Location

Chelmsford is an affluent and well established City in the county of Essex located approximately 30 miles north east of London.

The building occupies a prominent position on Springfield Road at a busy roundabout junction, opposite the city centre Tesco Superstore, leading to the pedestrianised area and the High Street. The corner roadside position is located within a densely populated area, benefiting from strong footfall and excellent visibility, being a key arterial route through local residential neighbourhoods

Chelmsford High Street, along with its various shopping centres, restaurants, bars and amenities, are all located within a short walking distance.

Description

Comprising a part single and two storey corner building with extensive main road return frontage. The premises is arranged as mostly open plan accommodation with rear store and delivery areas. The first floor includes staffroom, offices and toilets.

There is extensive demised onsite car parking. Further separate car parking options include the adjoining multi-storey and surface public car parks.



50-58 Springfield Road, Chelmsford, Essex CM2 6JY

Floor	Sq.Ft	M ²
Ground Floor	11,730	1,090
First Floor	1,727	160
TOTAL	13,457	1,250

The above areas have been provided to us and are subject to verification onsite.

Our clients would consider a split of the ground with sizes starting from 7,500 sq.ft. (697 m²). Further details on application.

Tenure

Available by way of a new lease upon Full Repairing and Insuring terms.

Planning

We understand the building benefits from a Class E Use. Alternative uses would be considered, subject to planning. Interested parties should consult Chelmsford City Council in respect of their proposed use for the property.

Energy Performance Certificate

The building has a rating of B-29.

Business Rates

The building has a Rateable Value of £153,000. Interested parties are advised to make their own enquiries of Chelmsford City Council for verification of rates, depending on their planned use.

Service Charge

A service charge is applicable. Further details available on application.



50-58 Springfield Road, Chelmsford, Essex CM2 6JY



Rent

Upon Application.

VAT

All rents, prices and premiums are exclusive of VAT under the Finance Act 1989.

Legal Fees

Each party to bear their own costs incurred in this transaction

Viewing

Strictly by prior appointment with sole agents Kemsley LLP.

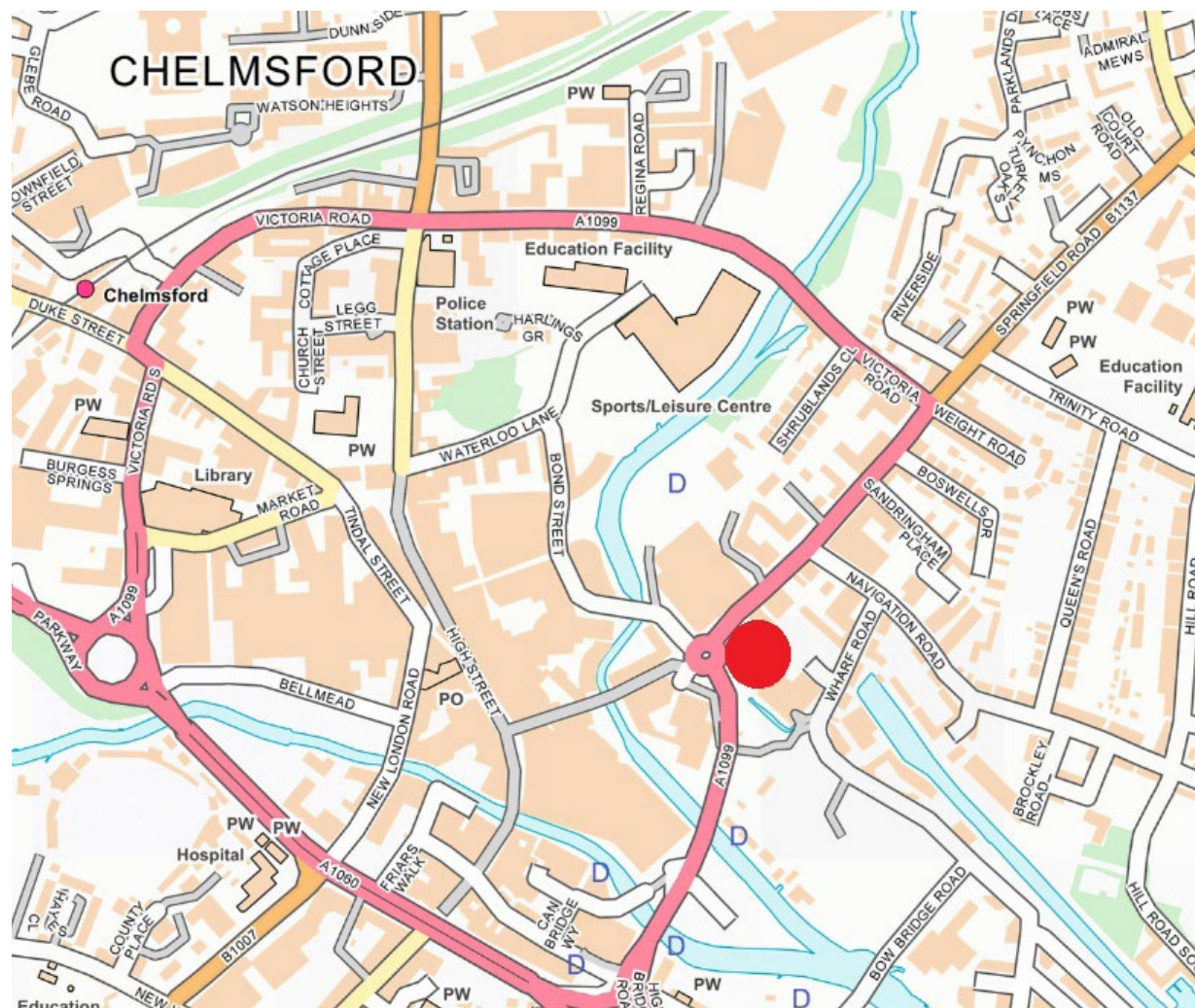
All enquiries to be directed to:

Chris Cornhill

Tel: 01245 342 051 / 07342 038 292

Email: chris.cornhill@kemsley.com

Reference: AC3001



KEMSLEY
LLP
PROPERTY CONSULTANTS

01245 358988

www.kemsley.com

Kemsley LLP for themselves and for the owners of this property whose agents they are, give notice that: (i) the particulars are produced in good faith, are set out as a general guide only and do not constitute any part of the contract (ii) no person in the employment of Kemsley LLP has any authority to make or give representation or warranty whatever in relation to this property. Kemsley LLP is a limited liability partnership registered in England with registered number OC326192. All references to 'Kemsley' should read as referring to Kemsley LLP. (July 2026).