

LAST 4 UNITS REMAINING

14 NEW WAREHOUSE/LIGHT INDUSTRIAL UNITS–2,365-12,379 SQ FT (220 – 1,150 SQ M)

Crawley – Forge Wood, Moore Road, Crawley, West Sussex RH10 2AS

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Freehold - £555,000 per unit

LOCATION
The site is located on the North Eastern side of Crawley less than ½ mile from J10 of the M23, and 2½ miles south of Gatwick Airport. Three Bridges railway station is some 2 miles away as is Crawley town centre.

DESCRIPTION
The site forms part of the mixed-use development at Crawley North East Sector which, when complete, will include 1845 homes, a neighbourhood centre, a school and employment space.

Detailed planning consent for 14 units totaling 35,000 s ft of B1, B2 and B8 employment space and 120 parking spaces. No hours of use restrictions. Planning condition relating to Noise level

AMENITIES
- Parking at 1:286
- Provision for WC and kitchen facilities
- Three Phase Power (not connected)
- Shell-Core Finish
- Minimum 8m to eaves

TENURE
Freehold purchase

RATES
To be assessed.

SERVICE CHARGE
Details on Request

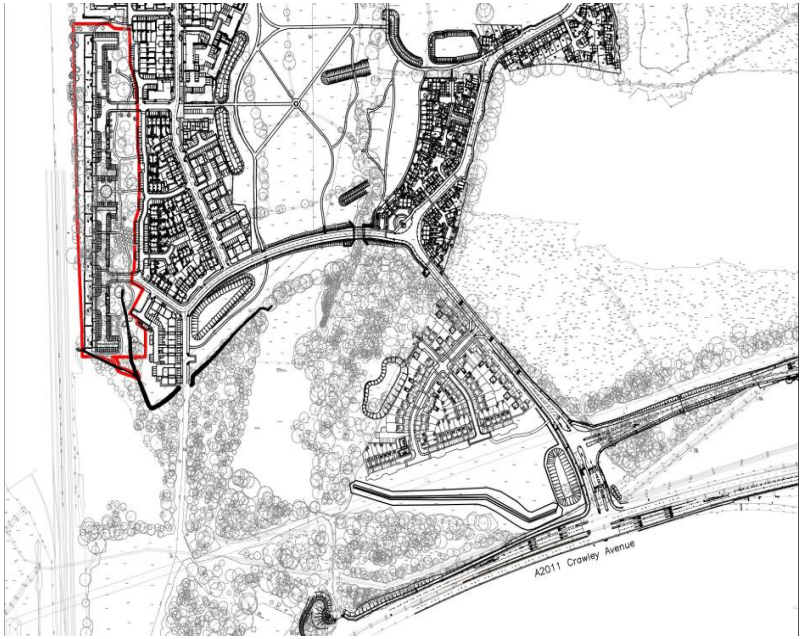
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VAT
VAT will be chargeable on the terms quoted.

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

ACCOMMODATION (GIA)
N.B – Unit 1 = most southerly unit

UNIT	SQ FT	SQ M	PRICE	AVAILABILITY
1	2,365	220		SOLD
2	2,386	222		SOLD
3	2,390	222		SOLD
4	2,386	222		SOLD
5	2,494	232		SOLD
6	2,480	230		SOLD
7	2,481	230		SOLD
8	2,489	231	£555,000	Available
9	2,473	230		SOLD
10	2,477	230	£555,000	Available
11	2,471	230	£555,000	Available
12	2,474	230	£555,000	Available
13	2,468	229	£555,000	SOLD
14	2,460	229		SOLD



VIEWINGS –
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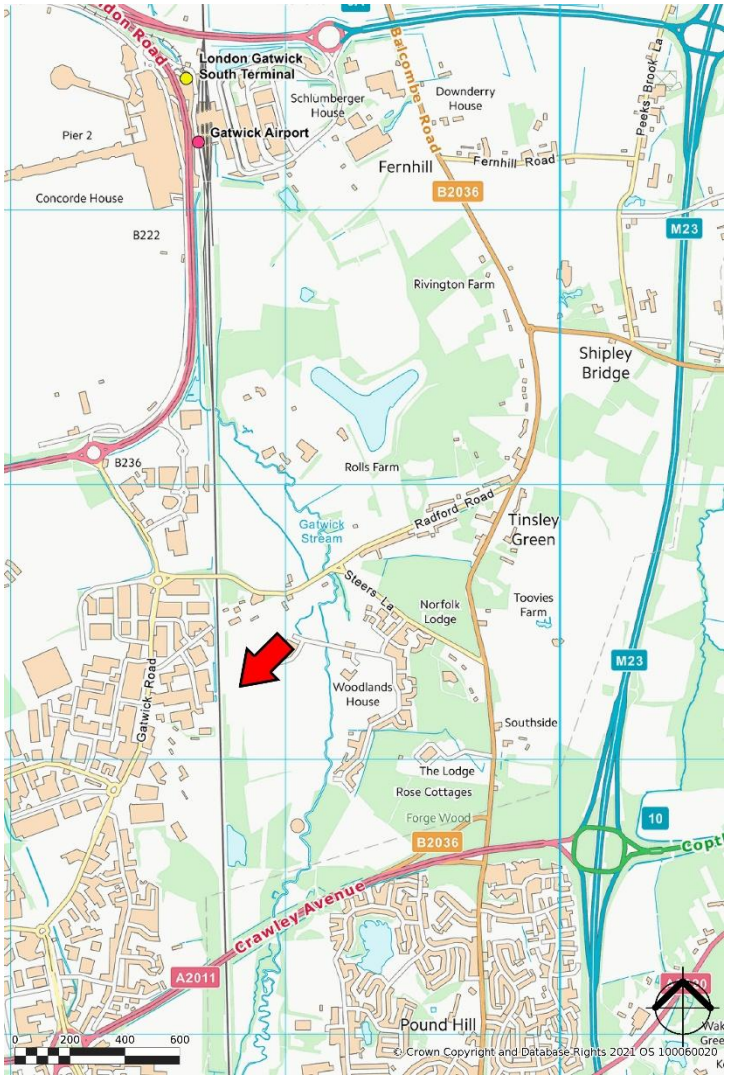
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