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MAKING PROPERTY WORK

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TO LET

NEW UNITS: MIN OF 3,175 SQ FT + (SCOPE TO MERGE)

Bexhill Enterprise Park, Haven Brook Avenue, Bexhill On Sea, TN39 5AU

RENT: FROM £11 SQ FT

DESCRIPTION
Brand new business park providing a total of 85,000 sq ft in separate blocks, capable of division from 2,637 sq ft upwards. The terraces have the ability to combine multiple units up to 14,000 sq ft. Larger units are also avaialble on a design and build basis.

LOCATION
The site is located on Haven Brook Avenue just off the Hastings to Bexhill link road giving good access to the A259 trunk road to the East and West.

ESTATE CHARGE
Pro-rata charge c.£150 per 1,000 sq ft, per annum

RATES
Last phase RV's assessed an averaged £80 p/m2

EPC
Completed units have obtained B ratings



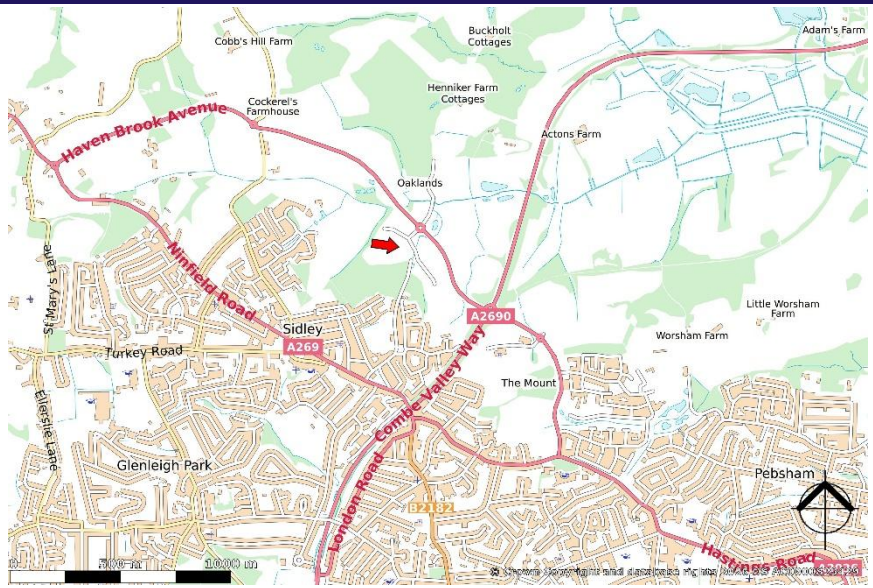
TERMS
- £11 per sq ft for units over 3,000 sq ft
- £12 per sq ft for units under 3,000 sq ft
- All rents plus VAT
- Lease lengths to be agreed
- Subject to deposits and referencing

AVAILABILITY (APPROX SUBJECT TO MEASUREMENT)

	SQ FT	SQ M
Phase 1 - Site 2a		
Unit 3	3,692	343
Phase 2 - Site 3a		
Unit 1	4,533	423
Unit 2	3,175	295
Unit 3	3,175	295
Unit 4	4,844	450
Unit 5	3,175	295
Unit 6	5,759	535
Unit 7	2,637	245
Unit 8	2,637	245

Ability to merge units. Further blocks to follow in Phase 3 – Site 3b.

Car parking spaces are allocated 1 per 40 sq metres of accomodation leased.





CONTACT

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September 2026

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