Industrial / Warehouse

TO LET

CURCHOD&CO

10 Devonshire Business Park

Basingstoke, RG21 6XN

Industrial/warehouse unit

1,479 sq ft

(137.40 sq m)

- Unit 11 is also available giving the option to combine the two units to create a total space of 3,406 sq. ft.
- Available 18th June 2026
- Electric roller shutter door (3m wide x 4.5m high)
- 2 car parking spaces
- Min eaves height approx 6.9m

10 Devonshire Business Park, Basingstoke, RG21 6XN

Summary

Available Size	1,479 sq ft
Rent	£23,000 per annum
Rates Payable	£6,804 per annum
Rateable Value	£15,750
EPC Rating	D (87)

Description

The property consists of a warehouse in a shell condition with WC facilities . There is an electric roller shutter door which is 3m wide x 4.5m high.

Location

The property is situated within Devonshire Business Park in Basingstoke which is a popular industrial location 1.1 miles north west of the town centre. The mainline railway station and Junctions 6 & 7 of the M3 are both within a few minutes drive. Basingstoke has direct links to London Waterloo Station which takes approximately 45 minutes, as well as good access to the South-Coast and West Country too.

Terms

The unit is available on the basis of a new FRI lease for a term to be agreed. The lease to be contracted outside the Security of Tenure Provisions of the Landlord & Tenant Act 1954, part II (as amended). The earliest date the lease can commence from is 18th June 2026.

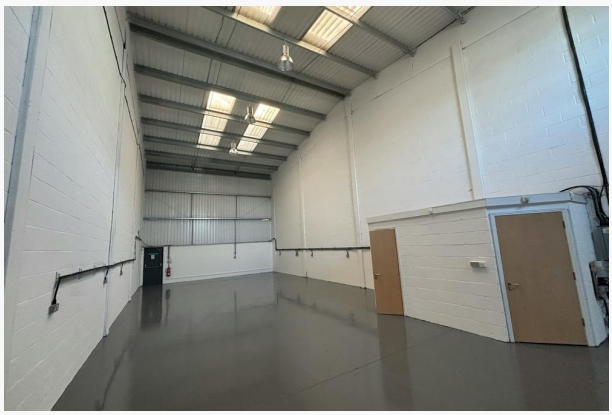
Anti Money Laundering

To comply with Anti Money Laundering regulations, Curchod & Co undertake ID checks for all successful purchasers and tenants where legislation requires us to do so.

Legal Costs/VAT

Each side to be responsible for the payment of their own legal costs incurred in the letting.

Prices are quoted exclusive of VAT which may be charged.



Viewing & Further Information

Tom Nurton

01256 462222 | 07741 551255

tnurton@curchodandco.com

Edward Rees

01256 462222 | 07818 451040

erees@curchodandco.com

More properties @ curchodandco.com

Unless otherwise stated, all prices and rents are quoted exclusive of Value Added Tax (V.A.T)
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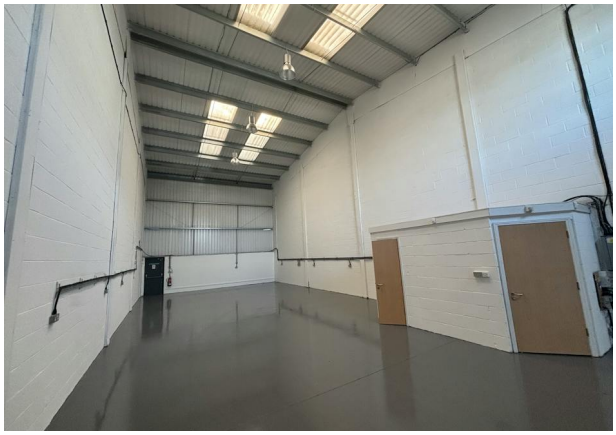

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