Davies Hiller
01707 274237

Hatfield
Industrial Land
TO LET

A SECURE OPEN STORAGE COMPOUND
7,653 SQ FT

Rent: £50,000 p.a.

Open Storage Yard
Brookmans Business Park
Great North Road
Hatfield
Hertfordshire
AL9 6NE

- On site security (Monday-Friday)
- Fenced and gated complex
- Main power connection (12 KW)
- Water connections
- Option to lease office space in addition

Ref I6-12

OPEN STORAGE YARD, BROOKMANS BUSINESS PARK, GREAT NORTH ROAD, HATFIELD, HERTFORDSHIRE, AL9 6NE

LOCATION
Brookmans Park is an attractive area located between Potters Bar and Hatfield on the A1000 Great North Road 3 miles from Junction 24 of the M25. There is also easy access to Junction 2 of the A1(M) and Junction 24 of the M25 (South Mimms)

The train station is less than 2 miles away offers a fast electrified service to London Kings Cross.

ACCOMMODATION
A secure open storage compound that has been fenced and gated and is provided with water connections and mains power (12KW).

The site benefits from 24 hour access and on site security (Monday-Friday).

There is an option to also lease in addition office space within the Brookmans Park complex where there would be shared use of toilet and kitchen facilities. Further details are available upon request.

FLOOR AREAS (approx. GEA)	Sq Ft
Compound	7,653
TOTAL	7,653

TERMS
Available to let on a new term to be agreed from December 2026. Rent £50,000 per annum plus VAT.

BUSINESS RATES
Please see the Valuation Office Agency website (www.voa.gov.uk). To be determined.

EPC
Not applicable

For further information please contact Davies & Co on 01707 274237

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Notes: Unless otherwise stated all prices, rents or other stated costs are subject to VAT (to be verified). Under Anti-Money-Laundering Regulations we are required to obtain proof of identity for individuals and controlling Directors of companies on any sales or on lettings of more than €10,000 per month. The Code of Practice on Commercial Leases recommends that you seek professional guidance before agreeing or signing a business tenancy. www.rics.org/uk/upholding-professional-standards/sector-standards/real-estate/code-for-leasing-business-premises-1sr-ediction. The particulars contained within this brochure are believed to be correct but their accuracy cannot be guaranteed and they are threrefore expressly excluded from any contract.

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