Derrick Wade Waters

Units 4 & 5 Crumps Farm, West Road, Sawbridgeworth, CM21 0LJ

Office, Other To Let | £10,800 per annum | 795 sq ft

Business space suitable for a range of uses set in a semi rural location, flexible short term leases available.

www.dww.co.uk

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Summary

- Rent: £10,800 per annum
- Business rates: No business rates are currently payable, should the property become rateable the tenant would be responsible for the payment of business rates.
- VAT: Not applicable
- Legal fees: Each party to bear their own costs

Further information

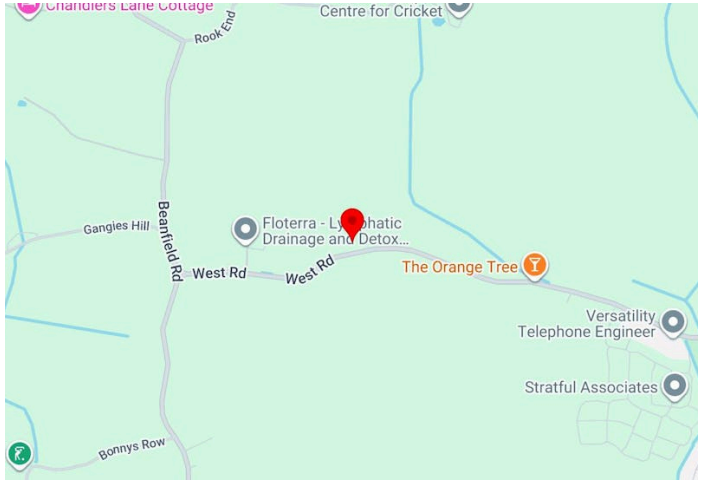
- View details on our website

Contact & Viewings

Elizabeth Finch
01279 620 222 | 07375 405 086
ef@dww.co.uk

Rhys Southall MRICS
01279 620 221 | 07960 548878
rs@dww.co.uk

www.dww.co.uk



Key Points

- Well managed estate in rural location
- On site car parking
- Flexible terms available
- Suitable for a range of small businesses

Description

Units 4 & 5 are located on Crumps Farm which is a well-managed Estate made up of former agricultural buildings which were extensively refurbished to provide business space.

The units would be suitable for a variety of small businesses including beauty, retail, storage and office use.

Location

Crumps Farm is located in a semi-rural, but nonetheless, accessible location on the edge of Sawbridgeworth just off of West Road. Sawbridgeworth is situated approximately equidistant between Harlow and Bishops Stortford, within East Herts.

The town benefits from a mainline station serving London Liverpool Street and numerous bus routes serving outlining districts.

Roadlinks are good with Junction 7 of the M11 being c.5.5 miles to the South and Junction 8 of the M11 serving Stansted International Airport c.5.5 miles to the North. The A414 serves Chelmsford to the East and Hatfield and the A1 to the West.

Accommodation

Name	sq ft	sq m	Availability
Ground - floor	795	73.86	Available
Total	**795**	**73.86**	

Terms

The property is available to let on a new fully repairing and insuring lease for a term of years to be agreed.

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UNIT 4
4
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UNIT 5