Enstone Freight Terminal

Bicester Road, Enstone, Oxfordshire, OX7 4NP

TO LET

10,367 Sq Ft Building
with 1.3-acre Yard
£70,000 Per Annum Exclusive

WHITE COMMERCIAL SURVEYORS LTD
01295 271000
whitecommercial.co.uk

white
commercial.co.uk

Yard Area	Building Sq Ft	Use	Rent Per Annum	Service Charge Per Annum	Building Insurance Per Annum	2017 Rateable Value	EPC Rating
1.3 acres	10,367	B1/B2/B8	£70,000	£2,500	TBC	To be assessed	N/A

LOCATION

Enstone Freight Terminal is located close to Bicester, Oxford and Banbury, opposite the Enstone Business Park, (comprising over 30 industrial/office occupiers) with The Renault F1 Grand Prix team also situated close by.

The self-contained site provides 4-acres, is used for open storage/industrial uses and is bunded on all sides, offering an element of privacy and security.

DESCRIPTION

The subject site comprises circa 1.3 acres, incorporating a 10,367 sq ft warehouse, which is constructed around a steel portal frame, with a concrete floor and profiled clad walls and roof. The unit benefits from three phase power, ceiling hung sodium lighting units and an electrically operated roller shutter door, measuring 4.6m wide and with a height of 4.76m. The height to the underside of the haunch is 4.58m and it is 7.7m to the ridge.

Notably the site benefits from extensive hard-standing and tarmacadam areas, with 24/7 access and CCTV security systems are in place.

SERVICES

Mains water and electricity are connected but have not been tested by the agents.

TERMS

The premises and hard-standing are available to let on new fully repairing lease. Please refer to the table above for rental figures and further financial information.

SERVICE CHARGE & BUILDING INSURANCE

There is a fixed service charge payable in respect of maintenance of the shared access roads, landscaping and external lighting to the site.

The lessor will insure the premises and will recover the appropriate premium from the lessee, costs of which are to be confirmed in due course.

RATEABLE VALUE

The rateable value for the premises will need to be reassessed. Further information available from White Commercial.

VIEWING AND FURTHER INFORMATION

Please contact Chris White or Harvey White

Tel: 01295 271000

Email: chris@whitecommercial.co.uk

or harvey@whitecommercial.co.uk

Chris White

Harvey White

These particulars are intended as a guide and must not be relied upon as statement of fact.
They are not intended to constitute part of any offer or contract.

If you wish to stop receiving information from White Commercial Surveyors please email info@whitecommercial.co.uk or call us on 01295 271000. Please see www.whitecommercial.co.uk for our privacy policy. December 2020.

The Property Ombudsman

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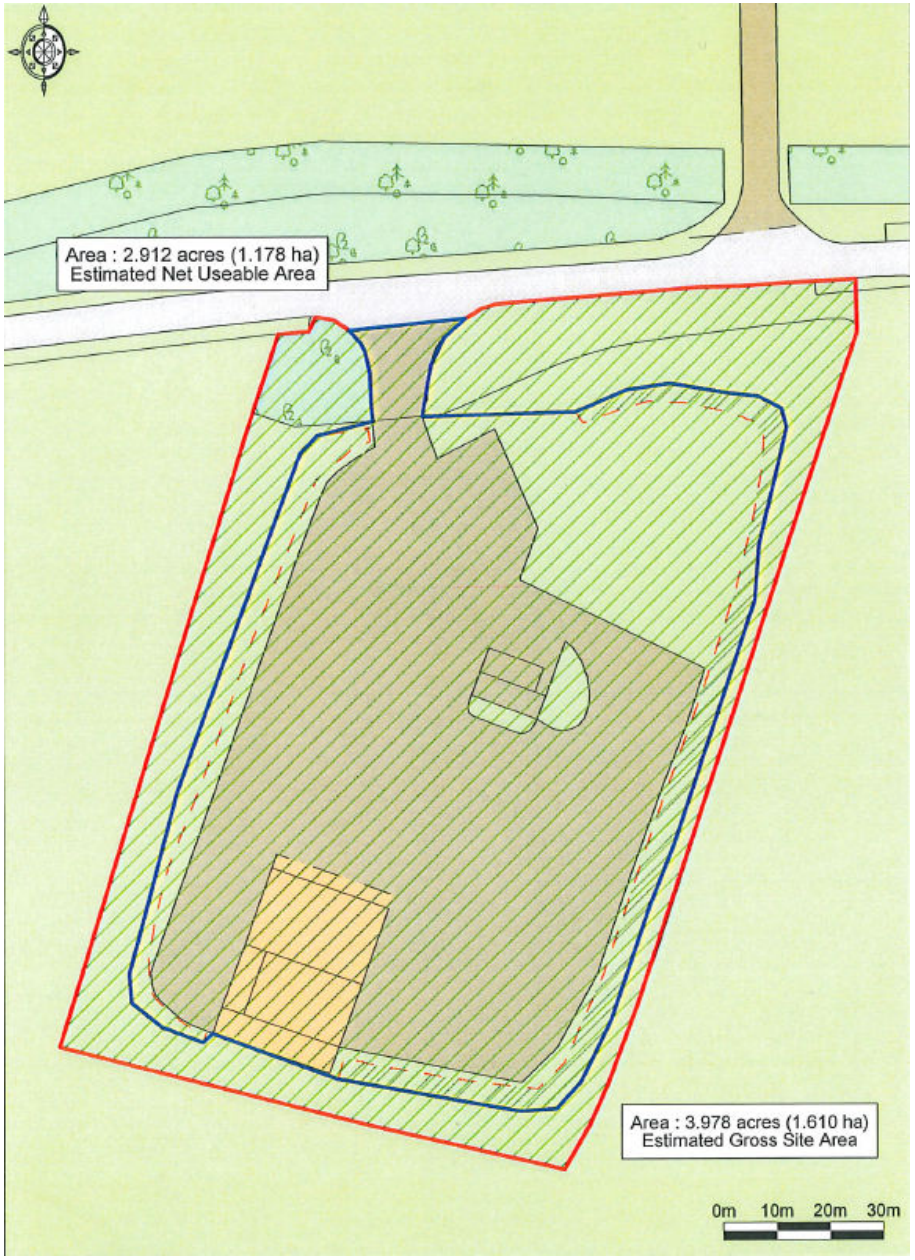
01295 271000



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Viewing strictly by prior appointment with White Commercial:

white commercial.co.uk

Contact: **Chris White**
and **Harvey White**
E: chris@whitecommercial.co.uk
E: harvey@whitecommercial.co.uk
T: **01295 271000**

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