



Evercreech Way, Highbridge, Somerset TA9 4AR

£55,000



Commercial Property

- Secure fenced front yard
- Open plan workspace
- Kitchen and canteen area
- Established industrial location
- Ample vehicle parking area
- No internal support pillars
- Separate WC facilities
- For Sale/To Let
- Large roller shutter door
- Steel frame construction
- Easy M5 motorway access



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Accommodation:

Unit Size: 163' 0" x 58' 0" (49.68m x 17.68m) Overall

Roller Door (19' 10" x 14' 0" / 6.05m x 4.27m) into open space. Traditional steel portal frame construction with a minimum eaves height of approx.

6.95 m and a maximum eaves height of approx. 8.0 m

Incorporated into the above:

Kitchen / Canteen: 18' 1" x 12' 9" (5.51m x 3.89m)

Sink unit, work top, wall unit and wall-mounted heater.

Cloakroom:

Low-Level WC and wash hand basin.

Yard to the Front: 66' 0" (max) x 54' 0" (20.12m (max) x 16.46m)

Metal fencing and metal double gates leading to concrete hardstanding.

Tenure:

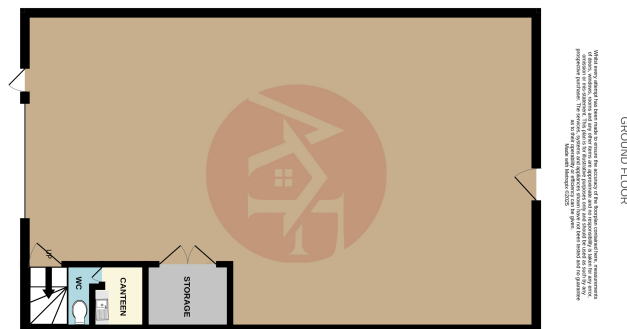
The Unit is Available:

For Sale: Freehold - or

To Rent: Leasehold

- If Leasehold; a new Lease to be created and terms to be agreed.

- Full Vacant Possession will be granted on the completion of a transaction.



CONSUMER PROTECTION FROM UNFAIR TRADING REGULATIONS

These details are for guidance only and complete accuracy cannot be guaranteed. If there is any point, which is of particular importance, verification should be obtained. They do not constitute a contract or part of a contract. All measurements are approximate. No guarantees can be given with respect to planning permission or fitness of purpose. No apparatus, equipment, fixture or fitting has been tested. Items shown in photographs are NOT necessarily included. Interested parties are advised to check availability and make an appointment to view before travelling to see a property.

THE DATA PROTECTION ACT 1998

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