

WAREHOUSE TO LET NEAR BOXWORTH, CAMBRIDGE



**Boxworth,
Cambridge**



4,200 sq ft



From £1,300 pcm



HKC10398

Key Features:

- Shared welfare on site
- Power and water
- Polished concrete floor
- Recently refurbished

DESCRIPTION

4,200sqft storage warehouse to let on a secure rural site west of Cambridge with excellent A14 access.

The commercial space is split into two 2,100sq ft units and can be let as two units or in its entirety.

The unit(s) benefit from roller-shutter door access, good lighting, three-phase power, water supply and concrete floor and loading area.

The site benefits from security gate entrance and shared welfare facilities.

LOCATION

The site is located near to the village of Boxworth, north-west of Cambridge. Access to junction 24 of the A14 is one mile away. The A14 provides excellent onward access to Cambridge, Huntingdon, the M11 and the south-east.

INSURANCE

Contents insurance is the responsibility of the tenant.

RATES

The tenant is responsible for business rates if applicable.

TERMS

To be negotiated with the landlord. Not less than one year's occupation.

RENT

£1,300 pcm each 2,100sqft unit.
£2,400 pcm reduced if taking the full 4,200 sqft.

DEPOSIT

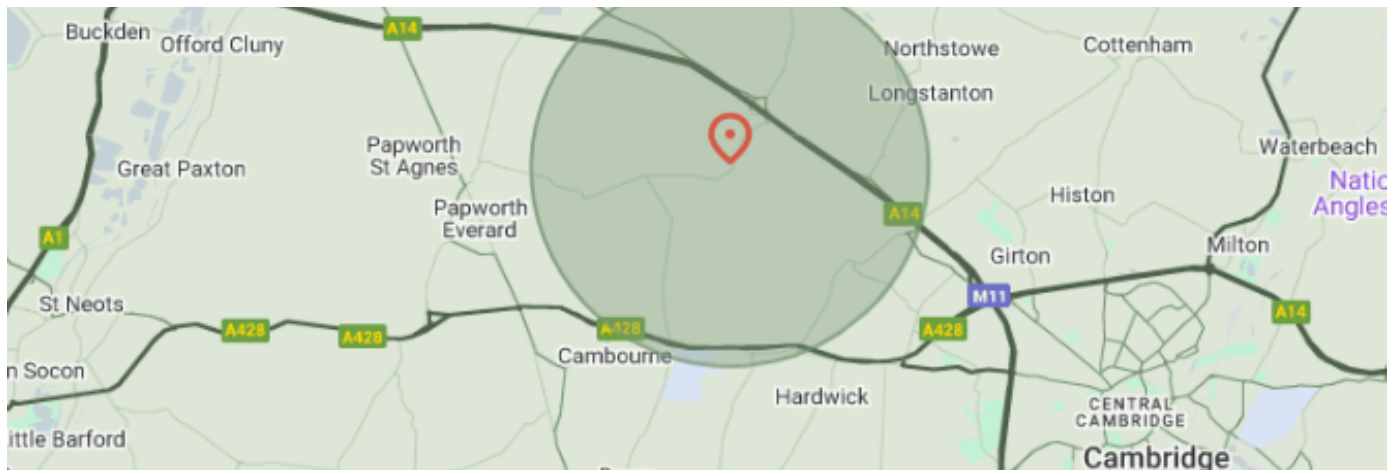
One month's rent.

VIEWINGS

Strictly by appointment only.

ENQUIRIES

Howie, Kent & Co.



CONTACT

Essex

Wicks Manor, Witham Road
Tolleshunt Major
Maldon
Essex CM9 8JU

☎ 01621 212651

Opening Hours
Monday - Friday 8.30am - 4.30pm

✉ enquiries@howiekentandco.com

🌐 howiekentandco.com

Shropshire

Welbatch Farm
Hook-a-Gate
Shrewsbury
Shropshire SY5 8BA

☎ 01743 404925



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KENT
& CO**