

## 5,500sqft Warehouse To Let near Colchester, Essex



### DESCRIPTION

A 5,500sq ft warehouse available on a secure rural site at Wormingford, near Colchester.

The unit benefits from three-phase electricity, sliding doors, a concrete floor and lighting.

The site is secure with good access.

### LOCATION

The unit is located at Wormingford to the north-west of Colchester. Junction 26 of the A12 is four miles to the south and provides good onward access to Chelmsford and south Essex.

### INSURANCE

Contents insurance is the responsibility of the tenant.

### RATES

The tenant is responsible for business rates if applicable.

Electricity is metered and invoiced monthly.

### TERMS

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

### RENT

£2,750pcm

### DEPOSIT

One month's rent.

### VIEWINGS

Strictly by appointment only.

### ENQUIRIES

Howie, Kent & Co.

PROPERTY ID:

HKC10649



**Near Colchester,  
Essex**



**5,500 sqft**



**£2,750 pcm**



**HKC10649**

### **Key Features:**

- Secure site
- Good access
- Three phase electrics



# Essex

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Opening Hours  
Monday - Friday 8.30am - 4.30pm

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