

**Warehouse 136, Unit 2 Christy Court, Unit 2 Christy Court, Basildon, Essex, SS15 6TL**



## **WAREHOUSE TO LET**

Large warehouse with great  
access to major trunk roads

9900 sqft (Grnd5100,mezz 4800)



- **Available now**
- **Rent £6500.00 Monthly, Suitable for storage and distribution**
- Located in Southfields area close to Ford Dunton
- Secure site, alarmed, CCTV, access control
- High speed internet available
- 5100 sq.ft ground floor with mezzanine suitable for production, offices or showroom
- Flexible tenure options available

## Description

The building has front entrance and roller shutter door.

Washrooms and kitchen areas.

High Speed Broadband and Enterprise Grade Telephony can be arranged

Parking is located at the front of the building.

Basildon has a population of 110,000 people and lies 25 miles east of London, just 5 miles from the M25 J29. Conveniently located for access to A13, A127 and A12.

## Service Charges

Service Charge & Insurance £258.33 Monthly

## Why rent through us?

We are a local commercial property landlord with a portfolio of quality properties including offices, business centres, warehouses and storage across Southern Essex. We offer flexibility to clients whose needs change.

## Our Team

Alongside our team of employed maintenance personnel we have a series of long-term relationships with our external contractors ensuring that we are responsive to any issues that may arise.

## What does this mean for you?

We are here when you need us to report an issue or have a chat about your requirements

## Tenure

2 year lease, other options available

Notice Period : n/a

## Price

Price : £6500.00 Monthly, Suitable for storage and distribution

£6500 per month

## Business Rates

Rateable Value : £77500.00 effective date 19/05/2023

## Parking

9 parking spaces

## Travel

Christy Court is conveniently located for access to A13 and A127, 5 mins to junction 29 of M25 or 10 mins to junction 30 of the M25. Laindon Train Station is 15 minutes walk with links to Central London.

Local Buses stop nearby

Free On-Site Parking



Further Images



Floor Plan

