

Units 14-17

Orchard Business Park

Emms Lane

Brooks Green

Billingshurst

RH13 0TR

GUIDE RENT FROM £52,000 - £105,000

LOCATION/ DESCRIPTION:

Orchard Business Park is located within the hamlet of Brooks Green in rural West Sussex.
The A272 with its links to the A24 and A29 is located 1.7 miles to the immediate south.

Nearby towns and villages	Distances via main "A" roads
Billingshurst	4.5 miles to the west
Storrington	7.5 miles to the north-east
Horsham	9.5 miles to the south
Worthing	15.5 miles to the south

The site comprises of various units which are available with further details in the table below;

The property has an approximate gross Internal Area of:

Unit	Area (m ²)	Area (ft ²)	Asking Rent per annum + VAT
14	678.19 m ²	7,300 ft ²	£52,000 pa
15	678.19 m ²	7,300 ft ²	£52,000 pa
16	1337.80 m ²	14,400 ft ²	£105,000 pa
17	1337.80 m ²	14,400 ft ²	£105,000 pa

VAT:

We understand that VAT is payable.

LEGAL COSTS:

Each party to be responsible for their own legal costs.

BUSINESS RATES:

Rateable Values to be assessed and determined by the Valuation Office Agency on occupation – further details are available on request.

AML:

In accordance with Anti-Money Laundering requirements, upon agreement of Heads of Terms, mandatory tenant/purchaser Know Your Customer (KYC) documentation request will be made.

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AERIAL VIEW OF SITE

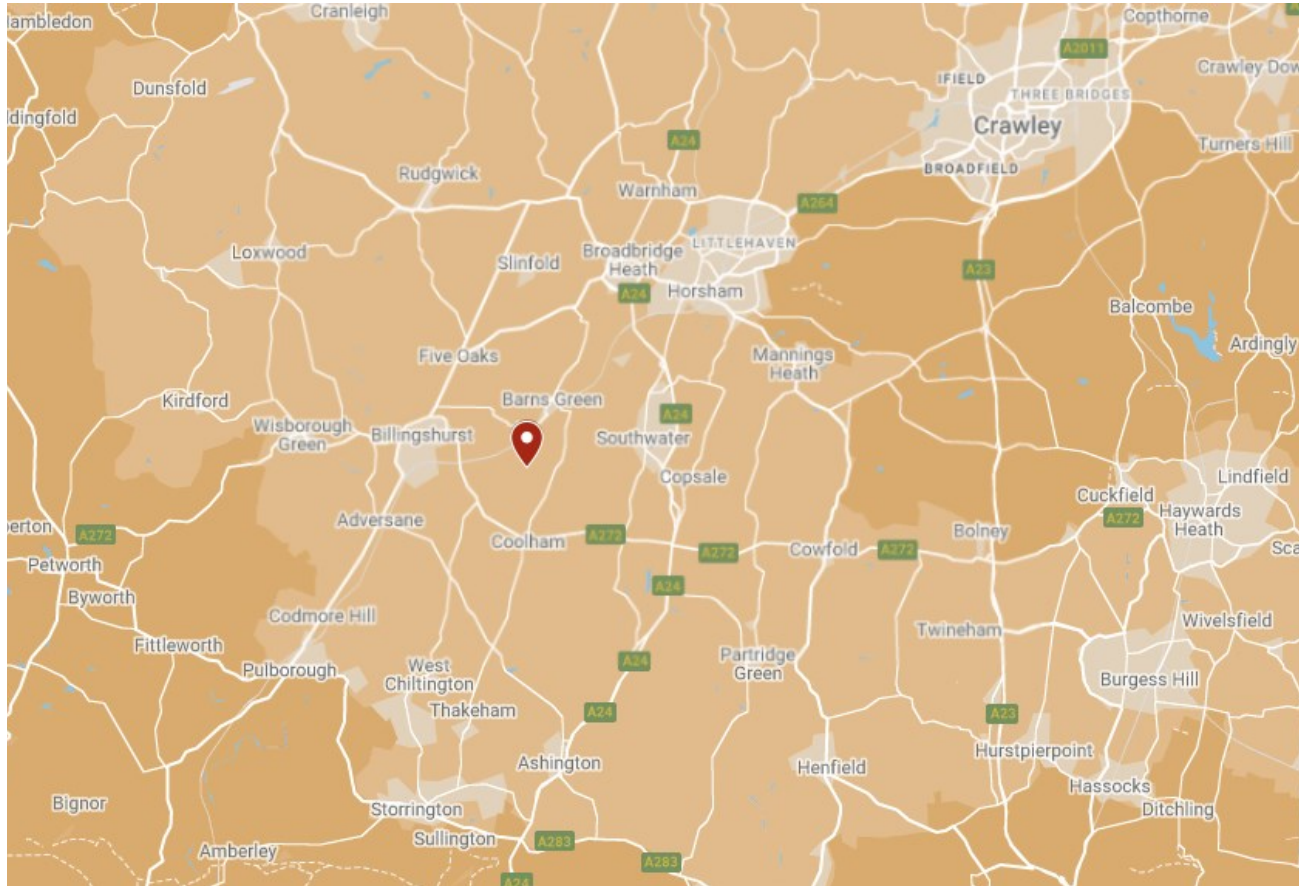


VIEW OF UNITS 16 & 17



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**FOR MORE INFORMATION OR A
VIEWING PLEASE CONTACT
AGENTS;**



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