

TO LET

UNITS 15 & 16,
RALEIGH COURT,
PRIESTLEY WAY,
CRAWLEY, WEST
SUSSEX
RH10 9PD

2,529 sq ft
234.94 sq m

- Two industrial workshop units
- Established industrial location
- Close to Gatwick Airport
- Available together

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LOCATION

The units form part of Raleigh Court, off Priestley Way in Crawley. Priestley Way connects with Fleming Way, which in turn links with Gatwick Road running north towards Gatwick Airport (1.5 miles), and south towards Crawley town centre (2.2 miles). Gatwick Road also connects with the A2011 which links with Junction 10 of the M23 motorway 2.5 miles to the east.

The nearest railway stations are Gatwick Airport and Crawley.

DESCRIPTION

Units 15 and 16 Raleigh Court are adjoining terraced industrial / workshop units in Crawley, West Sussex. Each unit comprises a steel portal frame with brick and block elevations under a pitched profiled metal sheet roof with roof lights.

Unit 15 is currently used as a warehouse / workshop unit. It has a sealed concrete floor, painted block and exposed block elevations, suspended fluorescent lighting and a single roller shutter loading door. There is also a small kitchenette and WC. The eaves height is 5.0m rising to 6.6m at the apex. The unit has 3 parking spaces

Unit 16 comprises a ground floor workshop with sealed concrete floor, painted block elevations and surface mounted fluorescent lighting under a steel frame supported mezzanine. There is an entrance lobby leading to the workshop, and stairs leading to the first floor mezzanine office space. There is a single roller shutter loading door which is not currently used. The unit has 2 parking spaces.

ACCOMMODATION

| | |
|--------------|--|
| Name | Size |
| Total | 869 - 2,529 sq ft (80.73 - 234.94 sq m) |

TERMS

The units are held on separate leases and are both available by way of an assignment, sub-letting or new lease (with terms to be agreed with the landlord).

RENT

On application

RATEABLE VALUE

The Valuation Office Agency states the Rateable Values effective from April 2023 are as follows:

Unit 15: £20,750
Unit 16: £11,250

We would recommend that interested parties confirm these figures with the local authority.

EPC

EPC available on request

VIEWING

Strictly by appointment with agents.



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