

# AVAILABLE TO RENT STORAGE UNIT

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## Unit 1, Home Farm, Petersfield Road, Ropley, Hampshire SO24 0EF

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Good communications | Overall 1,970 sq ft (183 sq m) | On site parking

TO RENT ON FLEXIBLE TERMS

£7,500 per annum

# Storage Unit to Rent

## LOCATION

Home Farm, Ropley is a mixture of converted farm buildings, stable yard and purpose built units being used by a diverse group of companies for storage, offices, studios etc.

Located just off the A31 and 10 miles from the A34/M3 the property is well positioned for easy motorway and main road access. The unit is 10 miles from both Winchester and Petersfield and 22 miles from Southampton airport.

## DESCRIPTION

Unit 1 is a former farm building which has been converted into an open plan storage area. The premises has modern lighting and on site parking.

## ACCOMMODATION AND RENT

Overall approximately 1970 sq ft (183 sq m) at **£7,500** per annum. Rent is exclusive of VAT and all utilities and service charges.

## BUSINESS RATES

Rates will be payable by the Tenant to East Hampshire District Council. Small business rate relief may be available.

## TERMS

The premises are available on an internal maintaining and repairing lease for a term by arrangement and subject to regular rent reviews. The rent is exclusive of all outgoing and VAT and will be payable monthly in advance.

## LEGAL COSTS

Each party will be responsible for their own legal costs incurred.

## CONTACT

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e [oatkinson@bcm.co.uk](mailto:oatkinson@bcm.co.uk)

## LOCAL AUTHORITY

East Hampshire District Council t 01256 844 844  
w [basingstoke.gov.uk](http://basingstoke.gov.uk)

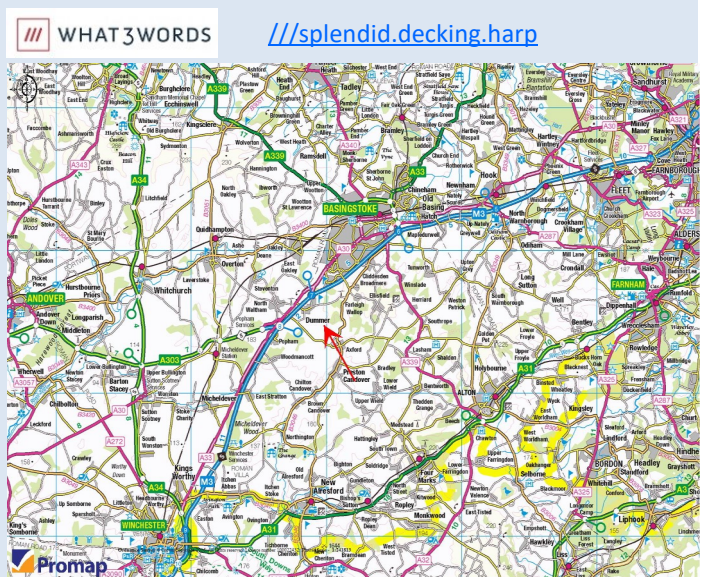
## VIEWINGS

Strictly by appointment with BCM.



## DIRECTIONS

From Winchester, head north east on the A31 signposted towards Alresford. Continue on the A31 past the turning to Alresford until you reach the village of Ropley. Just after the Shell Garage take the right-hand fork signposted Petersfield Road. Continue along for approximately a third of a mile and the entrance to Home Farm is located on the right hand side.



## WINCHESTER

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## ISLE OF WIGHT

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## OXFORD

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