

Unit 1 Olympus Business Park

Ref No: 4960

Kingsteignton Road, Newton Abbot, Devon, TQ12 2SN



Located on Popular Business Park Close to Town Centre

Gross Internal Area Approx: 143m² (1,549 sq ft)

Extensive Estate Parking Available

Suitable for a Variety of Uses - Subject to Consents

Available to Let Due to Business Relocation

Annual Rental of £13,000 + VAT

Interested in this property?

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LOCATION

Olympus Business Park is located on the Kingsteignton Road in Newton Abbot, between the Racecourse and the Town Centre. With good road access links to Exeter, Plymouth and South Devon via A38 & A380 carriageways, this is a popular business location for a variety of occupiers.

DESCRIPTION

Open plan industrial unit. Suitable for a variety of uses, subject to consents.

The accommodation briefly comprises:-

GROUND FLOOR

143m² (1,549 sq ft).

OUTSIDE

Reserved car parking and loading areas to the front of the property for two vehicles. Estate Parking is also available.

LEASE

The property is available by way of New Fully Repairing and Insuring Lease, terms and lease length to be agreed.

BUSINESS RATES

2023 List: £9,900.

Please note this is not Rates Payable. Eligible parties will be able to claim 100% Small Business Rates Relief. Interested parties are advised to make their own enquiries with the Local Billing Authority, Teignbridge District Council.

LEGAL FEES

The in going tenant may be expected to make a reasonable contribution towards the Landlord's legal fees.

EPC RATING C

VIEWING

Viewing is highly recommended and can be arranged by prior appointment with the Sole Agents, Bettsworths. Tel. 01803 212021.

CODE FOR LEASING BUSINESS PREMISES IN ENGLAND AND WALES 2007:

The Code for Leasing Business Premises in England & Wales 2007 advises prospective tenants to seek professional advice before entering into a tenancy agreement. For further details, and to view the Code, please visit www.leaseingbusinesspremises.co.uk



www.bettsworths.co.uk
29/30 Fleet Street
Torquay
Devon
TQ1 1BB



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