



**Yards at Rampisham Business Centre
Dorchester
Dorset
DT2 0HS**

**Five enclosed yards
available to rent on
established industrial
estate.**

- Each yard measuring 450 sq m (4,843 sq ft) – under construction.
- The yards will be enclosed by fencing with gated access.
- Potential to add a cargo container/porta cabin.
- 9 miles from Crewkerne and 12.5 miles from Dorchester.

LOCATION

Newly established industrial estate at Rampisham Down which was the former BBC transmission station.

The site has easy access onto the A356 Crewkerne to Dorchester road and is only 9 miles from Crewkerne, 12.5 miles from Dorchester, 13 miles from Yeovil, 10.5 miles from Bridport and 5.5 miles from Beaminster.

The industrial estate is enclosed with chain link fencing and has an electric security gate with coded access. 24hr recorded CCTV on the site.

DESCRIPTION

5 purpose built secured yards enclosed by fences with gated access on established industrial estate.

Each yard will measure 30m x 15m (98'4 x 49'2) and will be laid to hardcore and enclosed.

Services can be made available to each yard. Potential to site a cargo container/porta cabin for storage if required.

Communal WC facilities on the industrial estate.

BUSINESS RATES

The yards have not been separately assessed at this time. Interested parties are advised to make their own enquiries at www.voa.gov.uk.

ACCOMMODATION

The property has been measured on a Gross Internal Area basis in accordance with the RICS Code of Measuring Practice the floor areas calculated are noted below:

	Sq m	Sq ft
Yard 1	450	4,843
Yard 2	450	4,843
Yard 3	450	4,843
Yard 4	450	4,843

RENTAL

New lease available on flexible terms to be agreed at a quoting rent of £5,000 per annum plus VAT per yard.

EPC

Exempt.

LEGAL COSTS

Each party to bear their own legal costs throughout the transaction.

VIEWING

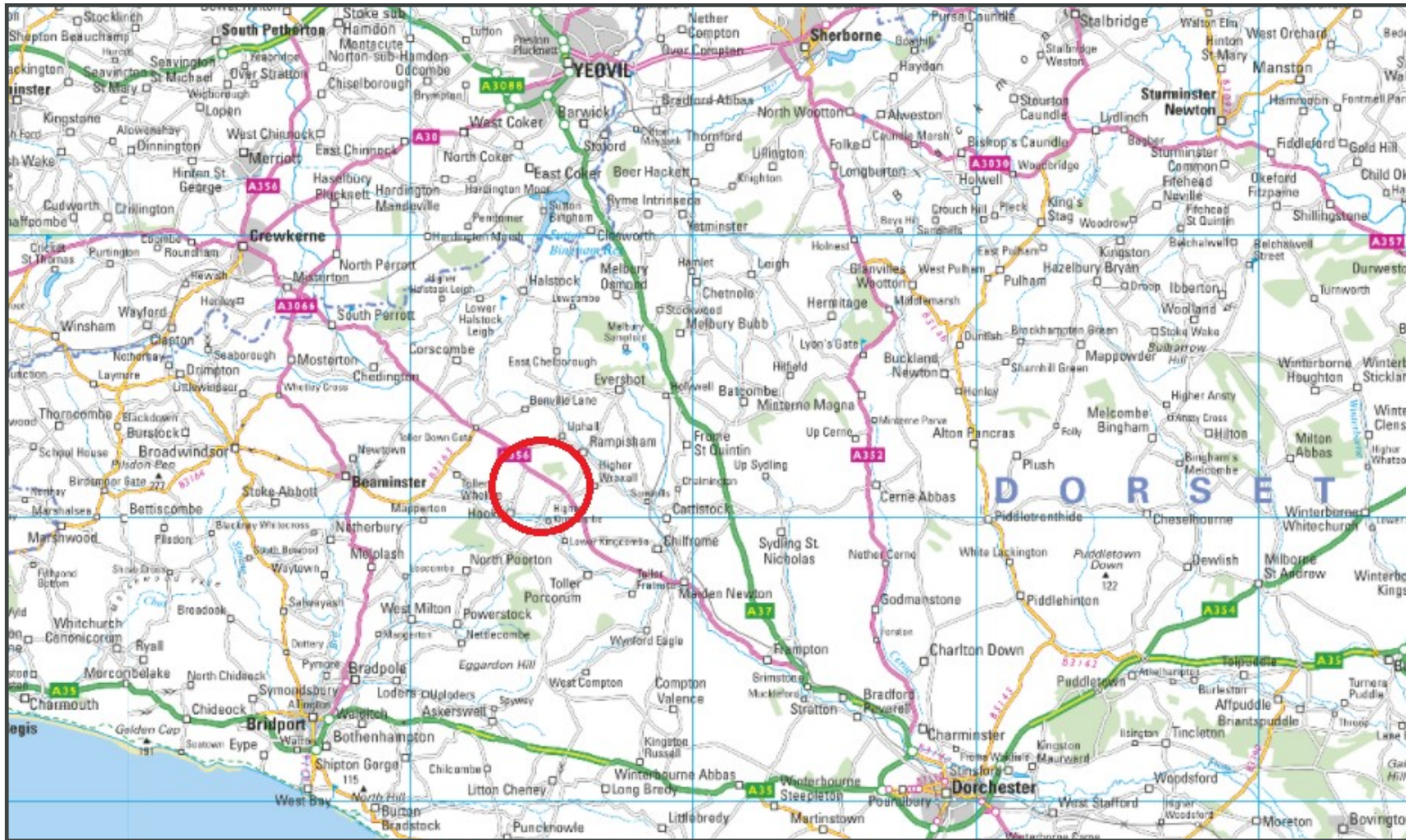
All viewings should be made through the sole agent, Carter Jonas

T: 01823 428 858

M: 07968 216 596

E: Stephen.richards@carterjonas.co.uk.





FURTHER INFORMATION

Should you require further information please contact Stephen Richards.

carterjonas.co.uk

Stephen Richards MRICS

M: 07968 216 596 | T: 01823 248 858

E: Stephen.richards@carterjonas.co.uk

Quad 4000, Blackbrook Park Ave, Taunton, Somerset, TA1 2PX

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