

The logo for SHW, consisting of the letters 'SHW' in white on an orange trapezoidal background.

**SHW**

**MAKING  
PROPERTY  
WORK**  
[SHW.CO.UK](http://SHW.CO.UK)



**TO LET**

**INDUSTRIAL AND WAREHOUSE – 1,600 - 3,200 SQ FT (148.64 - 308.43 SQ M)**

**Units 17 & 18, Mid Sussex Business Park, Folders Lane East, Ditchling, Hassocks, East Sussex, BN6 8SE**



## DESCRIPTION

Steel framed units forming a development of 30 self-contained units constructed in approximately 2008. The units are available either separately or together.

## LOCATION

Mid Sussex Business Park is located in the north western corner of the Tidy Industrial Estate at Ditchling Common, approximately 1 mile to the east of Burgess Hill, accessed via the B2113. The Estate is conveniently located and is within easy reach of Burgess Hill, Haywards Heath, Brighton and the M23 corridor which links to the national motorway network.

## ACCOMMODATION (GROSS INTERNAL AREA)

APPROX AREAS	SQ FT	SQ M
Unit 17	1,600	148.64
Unit 18	1,600	148.64
<b>TOTAL</b>	<b>3,200</b>	<b>297.28</b>

## AMENITIES / OPPORTUNITY

- 4.5 min eaves
- Up and over loading door per unit
- Three phase electricity
- Power floated concrete floor (capacity 25KN/sqm)
- Allocated parking
- Fully fitted offices within warehouse

## RENT

£13.25 psf

## RATES

The two units are under a combined assessment with a rateable value of £33,250 (2023 list)

## VAT

VAT will be chargeable on the terms quoted.

## LEGAL COSTS

Each party is to be responsible for their own legal fees.

## EPC

C-55



## VIEWINGS –

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