

Office, Industrial / Warehouse

TO LET



CURCHOD&CO

INCORPORATING LONDON CLANCY



8 Delta Park

Wilsom Road, Alton, GU34 2RQ

Flexible Business Unit

1,348 sq ft

(125.23 sq m)

- Storage space with roller shutter on lower ground floor
- Fully self contained with kitchen and WC facilities
- 3 allocated parking spaces
- Three phase power

curchodandco.com | 01252 710822

Chartered surveyors, land property & construction consultants

Summary

Available Size	1,348 sq ft
Rent	£21,000 per annum
Rates Payable	£6,736.50 per annum
Rateable Value	£13,500
EPC Rating	D (82)

Description

The property comprises of a modern three storey building constructed in 2006, with storage space on the ground floor benefitting from a roller shutter, along with kitchenette and toilet. The upper ground floor provides open plan accommodation suitable for a variety of different purposes. The first floor also provides open plan accommodation, and benefits from its own WC. There is separate pedestrian access to each floor.

The property has a flexible planning consent, permitting a live/work use. Further details on enquiry.

Location

Delta Park is a development of several flexible business units located out outside of Alton town centre. The development lies within 0.5 miles of the A31, and provides easy access to the M3 (J5). Delta Park lies within 0.25 miles of Alton railway station (London Waterloo approx 1 hour).

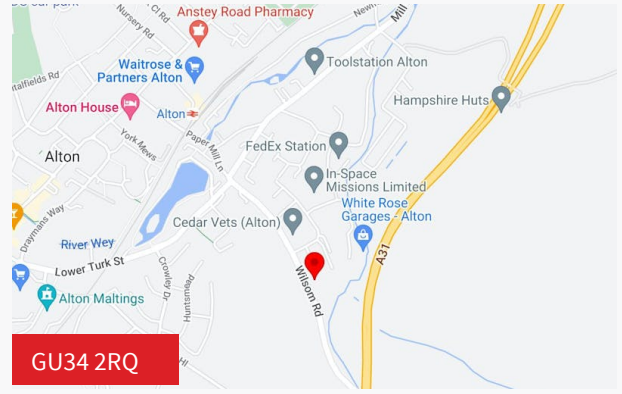
Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Lower Ground	591	54.91	Available
Ground	440	40.88	Available
1st	318	29.54	Available
Total	1,349	125.33	

Terms

A new lease is available directly from the landlord for a term to be agreed.



Viewing & Further Information

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