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For Sale / To Let

**Unit 2 Muira Industrial Estate, William Street,
Northam, Southampton, Hampshire, SO14 5QH**
5,098 sq ft (473.62 sq m) GIA



Location

The property is situated on the established Northam Industrial Estate on the East side of Southampton city, accessed from J7 M27 from the east or via the ring road from the city town centre, some 1.5 miles away.

Description

A character property built of brick over two floors, offering a studio office accommodation on the first floor and storage and display area on the ground floor. Internally the building has received a number of improvements which are detailed below. The building has its own secure parking/yard area and fully fenced with entrance gates.

Outside

External car parking area/yard fully secured with perimeter fencing.

Terms

Freehold with vacant possession.

Alternatively, the unit is available on a new full repairing and insuring lease for a term to be agreed.

Rates

Rateable value

Unit 2 £17,250 2017 draft

Unit 2a £4,150 2017 draft

Source: www.voa.gov.uk

Legal Costs

Each party to pay their own legal costs.

Accommodation

Floor / Unit	Description	Sq ft	Availability
Ground	Ground Floor	2,760	Available
1st	First Floor	2,338	Available
Total		5,098	

EPC

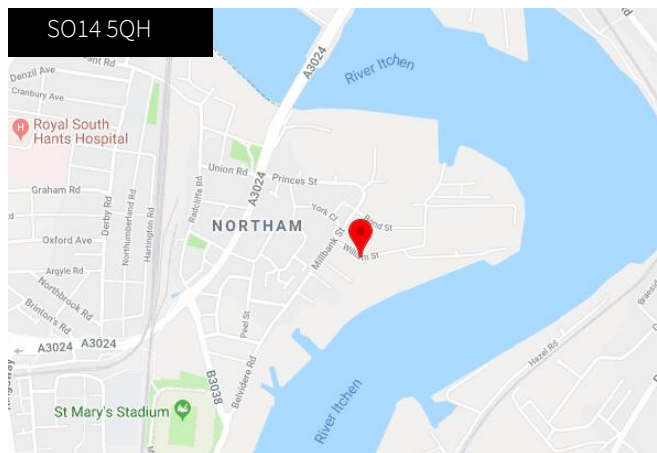
Available upon request.

Rent

£36,000 per annum

Price

£475,000



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