



Unit 1, Apex Centre
Speedfields Park, Fareham, Hampshire, PO14 1TP

TO LET

Former trade counter unit on
established trading estate
Total Area: 2,040 sq ft

Key Features:

- Dual aspect unit located close to ASDA, Screwfix and Wickes
- Suitable for variety of uses
- Close proximity to A32 and M27
- Arranged over ground and first floor
- Parking for 4 cars
- 3 phase power
- Minimum eaves of 5.90m
- Roller shutter door measuring approx. 2.96m (W) by 4.01m (H)
- New FRI lease available
- Rent - £22,000 per annum exclusive





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Location

Fareham is a market town located approximately 15.5 miles east of Southampton and 8.3 miles north-west of Portsmouth. The town benefits from excellent transport connectivity, being positioned at Junction 10 of the M27 motorway, which in turn provides direct links to the M3 and A3(M), offering convenient access to London and the wider national motorway network.

The Apex Centre forms part of the established Speedfield Business and Retail Park, and is situated approximately 5 minutes from the A32 and 8 minutes to the M27.

Description

Unit 1, Apex Centre forms an end-of-terrace industrial / warehouse property of steel and breeze block construction. Internally, the unit is arranged over ground and first floor, benefitting from two WC's, three phase power and mains water supply.

The minimum eaves height is 5.90m, with an under-first floor internal height of 2.45m. The unit includes a large roller shutter door measuring 2.96m (W) by 4.01m (H). A separate pedestrian door offers additional access into the unit.

Accommodation

The accommodation has the following approximate Gross Internal Area (GIA):

Area	Sq Ft	Sq M
Ground Floor	1,175	109.16
First Floor	865	80.36
Total	2,040	189.52

Flude Property Consultants for themselves and for the vendors or lessors of this property whose agents they are give notice that: i) these particulars are set out in good faith and are believed to be correct but their accuracy cannot be guaranteed and they do not form any part of any contract; ii) no person in the employment of Flude Property Consultants has any authority to make or give any representation or warranty whatsoever in relation to this property.

Please note that whilst we endeavour to confirm the prevailing approved planning use for properties we market, we can offer no guarantees in this regard. Planning information is stated to the best of our knowledge. Interested parties are advised to make their own enquiries to satisfy themselves in respect of planning issues.

We advise interested parties to make their own enquiries to the local authority to verify the above and the level of business rates payable in view of possible transitional arrangements and small business relief.

28 July 2026

Planning

Interested parties should make their own planning enquiries and satisfy themselves in this regard.

Terms

The property is available to let by way of a new (effectively) full repairing and insuring lease for a term to be agreed at a commencing rent of £22,000 per annum exclusive.

The service charge is £701.48 per annum and the building insurance is £397.27 per annum.

Business Rates

Rateable Value (2026): £16,000

Occupiers will pay approximately 43% of this per annum.

VAT

Rents and prices are quoted exclusive of, but may be subject to VAT.

Legal Fees

Each party to bear their own legal costs incurred.

Viewings and Further Information

Please contact the sole agents Flude Property Consultants:

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