

TO LET

**1,929 q ft
Modern industrial unit**

**Unit 50
Romsey Industrial Estate
Greatbridge Road,
Romsey
SO51 0HR**

- Includes first floor offices
- Good parking



Location

Romsey Industrial Estate is just off the A3057, about 0.5 miles north of the town centre, near the railway station. Tenants on the Estate include Redmayne Engineering, Solent Plastics, Screwfix, Travis Perkins and many others

Description

A modern terraced unit with part brick/ part profile steel clad elevations.

The unit now provides a ground floor warehouse/ production area, reception offices, and kitchen/ WC area, together with additional offices and storage on the first floor.

Accommodation

Ground floor

Industrial / warehouse.....775 sq ft
Office/kitchen/WC.....577 sq ft
Total ground floor1,352 sq ft

First floor

Offices390 sq ft
Storage187 sq ft
Total first floor577 sq ft

Total1,929 sq ft (179.3 sq m)

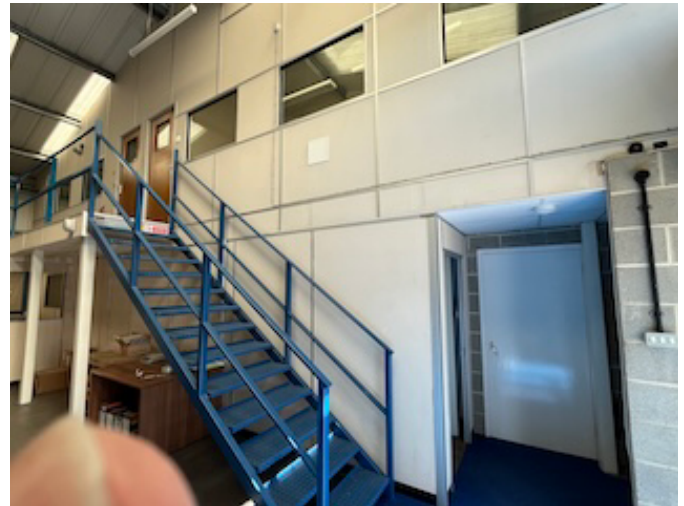
All floor areas are gross internal approximate

Features

- Roller shutter loading door 3.m w x 3.7 m h approx.
- Eaves height about 5.0 m
- Offices on first floor and part ground floor
- Allocated parking
- Separate personal entrance door
- Reception office and kitchen
- Lighting to industrial area
- WC

EPC

EPC Rating B45



Rateable Value

Source: www.voa.gov.uk 17/04/26

Rateable Value – £22,250

UBR - £0.432 (2026/2027)

To be checked by the ingoing occupier

Lease

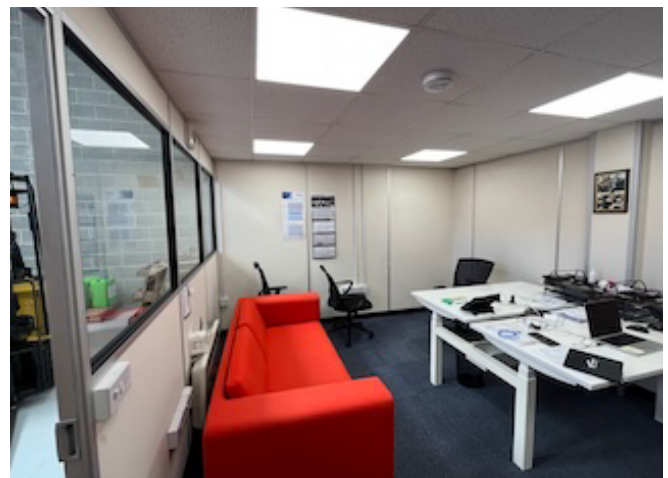
Available on a new lease, terms to be agreed. Full repairing and insuring basis. 3 yearly rent reviews. Outside Landlord and Tenant Act 1954

Service charge

A service charge is payable for maintaining and managing the common parts of the Estate and a contribution to external repairs of the unit.

Rent

£24,500 pa exclusive



Further information
Contact the agents Holt Consult
01794 518 755

info@holtconsult.co.uk

Date 020526 v2