Units C1 And C2 Axminster Carpets Site, Woodmead Road, Axminster EX13 5PQ

TO LET

Large warehouse facility available to rent

10,000 - 107,603 Sq Ft (929 - 9,996 Sq M)

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DESCRIPTION

The unit comprises of two semi-detached units, which formed part of the Axminster Carpets complex. Access to the units is via either Gamberlake Road to the south or Woodmead Road to the north, with loading access at each end of the units (currently 3 dock level loading doors and 2 level access doors).

- **Highly Competitively Priced**
- **Available as whole or numerous flexible configurations**
- **Flexible lease terms considered**
- **2 vehicular access points**
- **Less than an hour from Exeter**
- **Twenty miles to M5**

LOCATION

Axminster is situated on the eastern border of Devon, approximately 27 miles east of Exeter, 22.5 miles southwest of Yeovil and 23 miles south of Taunton. Road communications to the town are served by the A358, which provides a link with Junction 25 of the M5 motorway via Chard to the north, whilst the A35 passes to the south of the town.

ACCOMMODATION

Net Internal Areas	sq ft	sq m
Unit C1	49,117	4,563
Unit C2	58,486	5,433
Total	**107,603**	**9,996**

VAT

All prices, premiums and rents, etc are quoted exclusive of VAT at the prevailing rate.

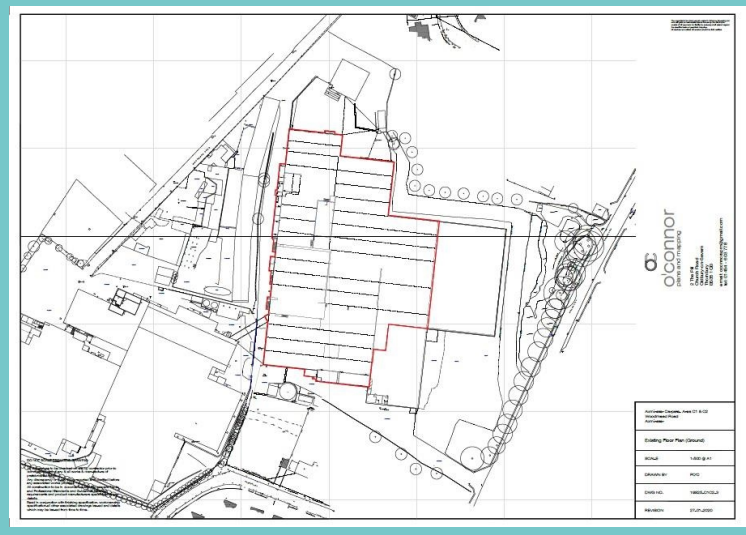
LEGAL COSTS

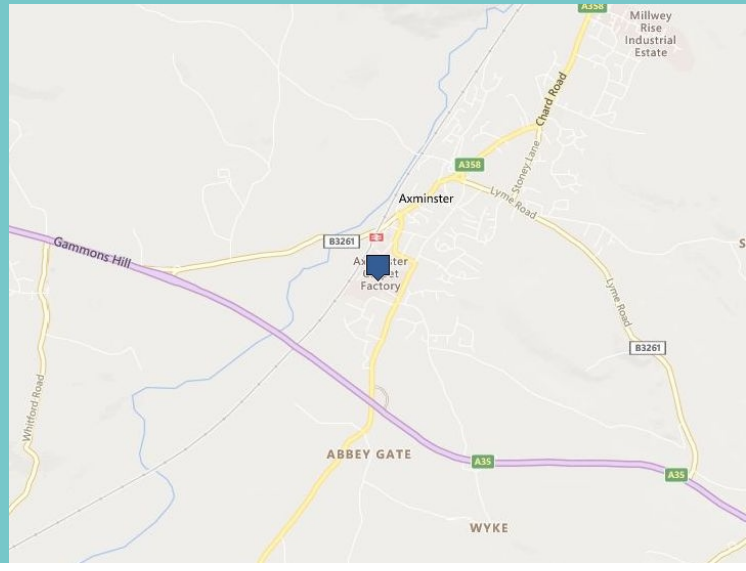
Each party to be responsible for their own legal costs incurred in any transaction.

BUSINESS RATES

For business rating information please visit the Valuation Office Agency website www.voa.gov.uk.

EPC D81





VIEWING & FURTHER INFORMATION

Viewing strictly by prior appointment:

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0117 914 2026 or 01392 880180

lsh.co.uk

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