

24a Rippleside Commercial  
Estate  
Ripple Road  
Barking  
IG11 0RJ

**To Let - Industrial Unit**

- 667 sq ft (61.9 sq m)
- Suitable for Vehicle Repair/Serviceing
- Immediately off A13

**01277 289150**

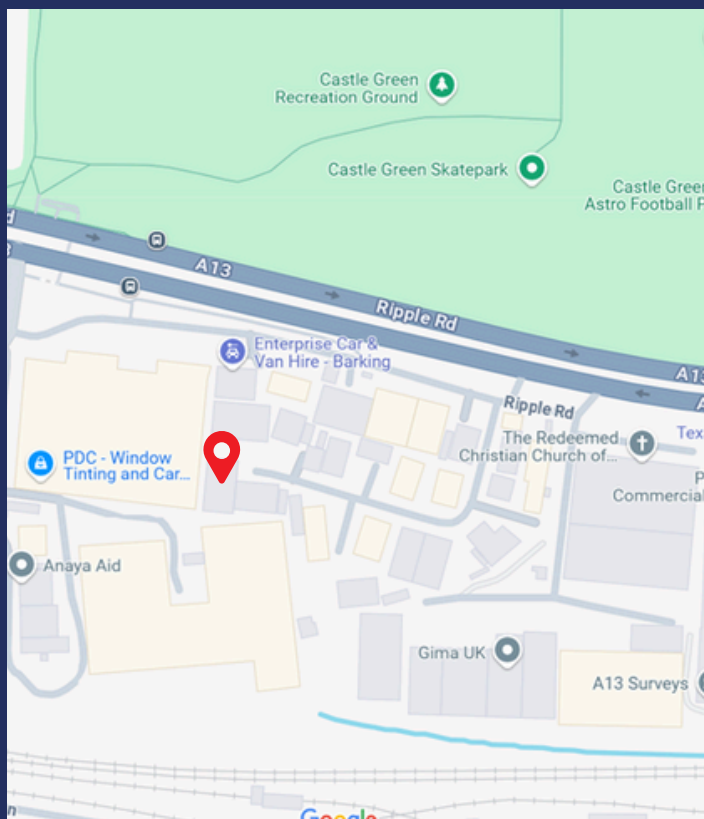
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## Location

The property is situated on the popular Rippleside Commercial Estate. The estate lies off the south side of the A13, with easy access to Central London, Docklands, the A406/M11 and the M25.

Additionally, numerous bus routes pass the location providing good public transport connections.



## Description

A single storey industrial unit with WC and small office, currently operating as a vehicle repair workshop with a height of approx. 3.5m.

## Accommodation

667 sq ft    61.9 sq m

## Terms

The property is offer on a new lease for a term up to 3 years. The lease will be excluded from the security of tenure provisions of the Landlord & Tenant Act

## Rent

£24,000 per year inclusive of business rates, utilities and building insurance

## Planning/Use

Light Industrial Storage  
Vehicle Workshop

## Energy Performance Rating

E 115

## Value Added Tax

VAT is not applicable to the rent

## Legal Costs

Each party to bear their own legal costs

Viewing & Further Information:  
Contact MJM Property Consultants

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