



LAMB & CO

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Inspired by property, driven by passion.



MILL STREET, CLACTON-ON-SEA, CO16 8EN

£20,000 PER ANNUM

Available immediately on a 12 month licence initially, this secure storage yard of approximately 0.3 acres located in the heart of St Osyth Village. The yard is fenced and benefits from CCTV coverage and benefits from multiple site cabins with power connected, including office space and WC.

- Secure Yard to Rent
- 12 Month Licence
- Power & Water Connected
- CCTV
- St Osyth
- Multiple Site Cabins

DESCRIPTION

A secure yard located in the village of St Osyth of approximately 0.3 acres. Access suitable for HGVs.

Available without site cabins at - £16,000 PA

TERMS

- 12 Month licence
- Deposit equivalent to one quarters rent required
- Rent payable quarterly in advance

SERVICES

Electricity and water connected.

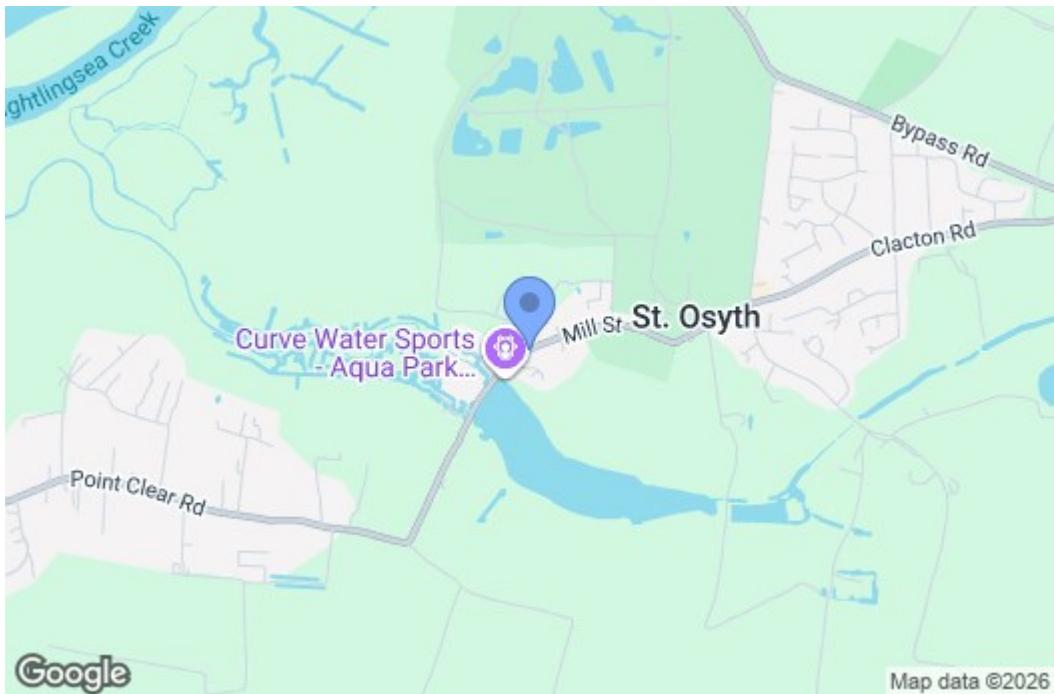
VAT

Rent subject to VAT at the prevailing rate. Figures quoted are exclusive of VAT.

PLANNING

Suitable for B8 Use - Storage & Distribution.

Map



EPC Graphs

Energy Efficiency Rating		Current	Potential
Very energy efficient - lower running costs			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not energy efficient - higher running costs			
England & Wales		EU Directive 2002/91/EC	

Environmental Impact (CO ₂) Rating		Current	Potential
Very environmentally friendly - lower CO ₂ emissions			
(92 plus) A			
(81-91) B			
(69-80) C			
(55-68) D			
(39-54) E			
(21-38) F			
(1-20) G			
Not environmentally friendly - higher CO ₂ emissions			
England & Wales		EU Directive 2002/91/EC	

Floorplan

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.