Bond Industrial Estate, Evesham, WR11 7RL

SHELDON BOSLEY KNIGHT
LAND AND PROPERTY PROFESSIONALS

£19,500 Per Annum

- Industrial Unit to Let
- Security measures in place on the site
- High Eaves height
- Rateable Value as of April 2026: £21,500
- On site Parking
- High Quality office and W.C fitted out
- EPC: B
- No Motor Businesses

This versatile industrial unit is situated within a secure, well-maintained site benefitting from CCTV coverage, providing a safe and controlled working environment.

The property offers a bright and welcoming reception / office area, ideal for client-facing operations or administrative use. Beyond this, the unit opens into a spacious open-plan industrial area, suitable for a wide range of uses including storage, manufacturing, distribution, or workshop . The open layout allows for flexible configuration to suit individual business requirements.

The unit also benefits from on-site parking spaces, ensuring convenient access for staff and visitors alike. With excellent internal height.

Location
Bond Industrial Estate is a well-established commercial location situated in the village of Wickhamford. The estate benefits from a strategic position, providing convenient access to key transport links and surrounding commercial centres.

The site is located just a short drive from Evesham town centre, offering a wide range of amenities, retail facilities, and local services. Excellent road connectivity is provided via the A46 and A44, linking quickly to the wider regional motorway network, including the M5 motorway, which is accessible within a reasonable driving distance. This makes the location ideal for businesses requiring efficient distribution routes and regional connectivity.

Accommodation
Log burner to be removed upon dilapidations

Lease Terms
3-5-year lease terms are anticipated on a full repairing and insuring lease.

A deposit of 3 months will be held by the landlord during the term which will not accrue interest.

Payment will be due on the 24th of each month

Services
Three phase electricity will be charged by the supplier directly to the tenant.

Mains water and drainage is available.

Tenant is responsible for ensuring the continuity of supply

Service Charge
The Service Charge Includes, security lights, CCTV, Security Gate, Car parks, Roads, Hedge cutting. General estate maintenance in communal areas, gutters, and gullies.

Changes occur annually in September

Cost TBC

Insurance
The landlord will insure the property shell and recharge the premium to the tenant

Cost TBC

Tenant is responsible for contents insurance.

Legal Costs
On agreement of the Heads of Terms and prior to the drafting of the lease, the ingoing tenant to pay £650 plus VAT towards the Legal costs (This to be held by the landlord).

The landlord will contribute £350.00 plus VAT towards the costs incurred in drafting the leases

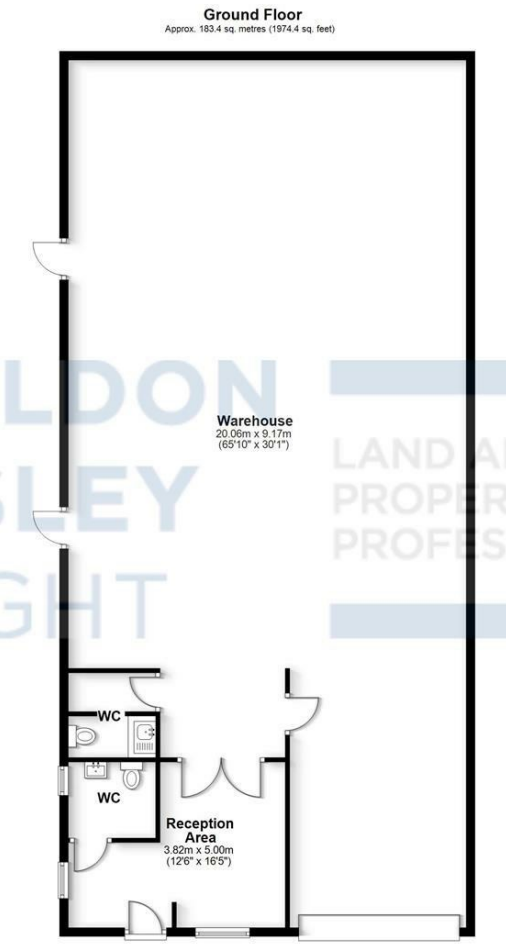
Viewing
To arrange a viewing please contact the commercial Team: 01386 765700

Important Notes
We are required by HMRC to conduct anti-money laundering checks on all parties with an interest in the property and accordingly we will require forms of identification in due course.

Particulars: These Particulars do not constitute an offer or contract and should not be relied upon as being factually accurate, the photographs show only part of the property and the areas, measurements and distances given are approximately only.

A buyer or a lessee must make their own enquiries or inspections and should not solely rely on these Particulars or other statements by Sheldon Bosley Knight

Plan



Total area: approx. 183.4 sq. metres (1974.4 sq. feet)

All efforts have been made to ensure the measurements are accurate on this floor plan, however these are for guidance purposes only.
Plan produced using PlanUp.

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For further information please email commercial@sheldonbosleyknight.co.uk