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Worthing **Business** Park

DOMINION WAY, WORTHING BN14 8NT



22 SELF-CONTAINED E(giii)/B2/B8 COMMERCIAL/INDUSTRIAL/WAREHOUSE UNITS
WITHIN AN ESTABLISHED COMMERCIAL AREA

Units from 858 sq ft upwards with allocated parking

Indicative photographs





LOCATION

Worthing Business Park comprises a new development of 22 units in a landscaped setting within an established commercial area in Worthing, West Sussex. The development is located within a thriving business area, within easy reach of Brighton, Chichester and Crawley, thanks to its proximity to the A27, and to the wider UK motorway network via the M27, A3M and M23.

DESCRIPTION

The new units will provide a mix of light industrial, warehouse or offices built with steel portal frames, low-level brick facias and high-quality micro-rib cladding systems. Each unit will have a first floor capable of being used as offices (subject to necessary consents) and unit sizes run from 858 sq ft up to 2,408 sq ft, with an option to combine to form larger units as necessary.

SERVICES

Mains water, 3 phase electricity and telecoms ducting will be available.

TENURE

Units are available freehold or by way of a full repairing and insuring lease. Details available on application.

FURTHER INFORMATION

Please contact the agents for further details.

WorthingBusinessPark



KEY FEATURES

- 6m internal eaves height
- 15 kN/m² ground floor loading capacity
- Electric roller shutter loading doors
- High quality micro-rib cladding systems to roofs and walls
- 10% daylight roof panels
- First floor suitable for office fit-out (subject to necessary consents)
- Allocated parking spaces
- 24 hour access

ACCOMMODATION

Floor Areas (sq ft GIA)			
Unit	Ground	First	Total
1	1603	805	2408

Floor Areas (sq ft GIA)			
Unit	Ground	First	Total
2	840	427	1267
3	833	416	1249
4	833	416	1249
5	1003	521	1524
6	1003	521	1524
7	833	416	1249
8	833	416	1249
9	840	427	1267

Floor Areas (sq ft GIA)			
Unit	Ground	First	Total
10	700	350	1050
11	596	298	894
12	605	302	907
14	605	302	907
15	611	312	923
16	671	343	1014
17	664	333	997
18	664	333	997
19	1071	536	1607

Floor Areas (sq ft GIA)			
Unit	Ground	First	Total
20	1528	763	2291

Floor Areas (sq ft GIA)			
Unit	Ground	First	Total
21	583	290	873
22	576	282	858
23	583	292	875

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