



Unit T28, Harling Road, Snetterton Park, NR16 2JU

Accommodation

According to our calculations, the units have the following Gross internal areas:

800 sq. ft (74 sq. m) – 13,000 sq. ft (1,208 sq. m)

Location

Snetterton is a village in Norfolk, England. The village is about 9 miles east-northeast of Thetford and 19 miles southwest of Norwich.

Description

We are now taking reservations for self-contained commercial units within Unit T28 at Snetterton Park, the premier location at Snetterton.

Unit T28 is a brand-new terrace of commercial units available for freehold purchase, with sizes ranging from 800 sq. ft. to 13,000 sq. ft. with prices starting from £152,000 +VAT.

Each unit comes equipped with vehicle access door, UPVC entrance door (with glazing), water, electricity, and superfast 1gbps fibre connectivity!

Don't miss out on this rare opportunity to own your own commercial premises alongside industry leaders such as Sharp, Hitachi Construction Machinery, Equipmake, Plandescil, and Exertis.



- **Prices starting from £152,000 +VAT**
- **Each unit comes equipped with vehicle access door, UPVC entrance door (with glazing), water, electricity, and superfast 1gbps fibre connectivity!**
- **Businesses onsite include Sharp, Hitachi Construction Machinery, Equipmake, Plandescil, and Exertis.**
- **Prime location situated directly off the A11**

Tenure

The units are available to purchase Freehold with Vacant Possession from £152,000 (One Hundred and Fifty Two Thousand Pounds) for the units of 743sq.ft. Terms on application for the larger units.

Planning

The property is situated in an established employment area and is understood to benefit from Class B1, B2 and B8 uses. Interested parties should make their own investigations of Breckland District Council.

Rateable Value

The units are not yet assessed for rates.

VAT

The units are elected for VAT.

Legal Fees

Each party is to bear their own legal costs throughout the course of any transaction.

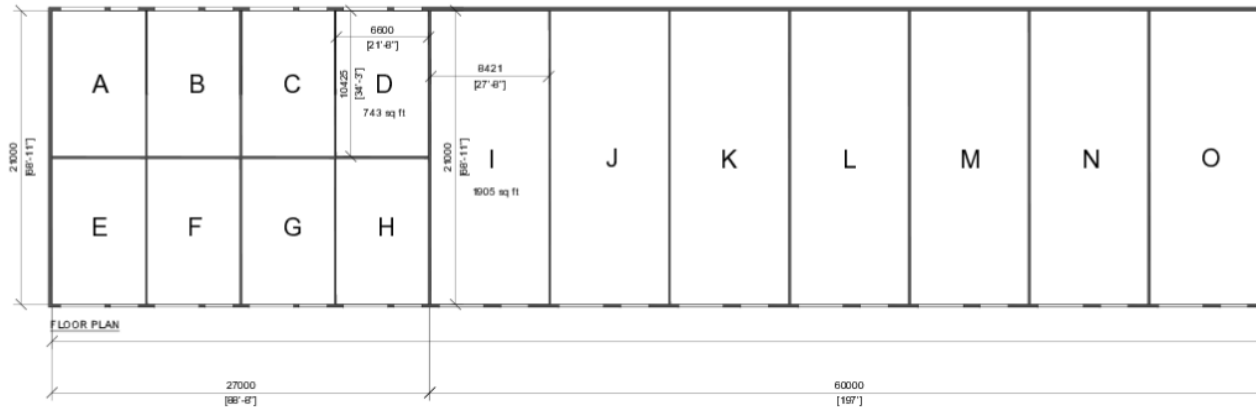
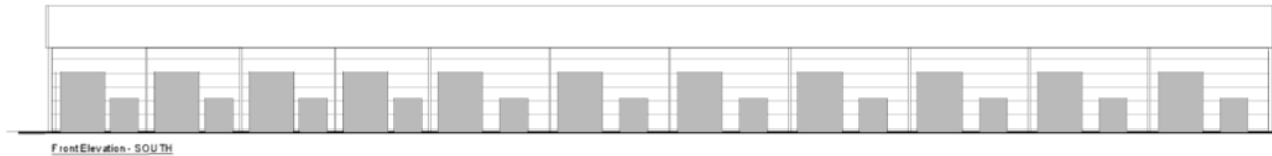
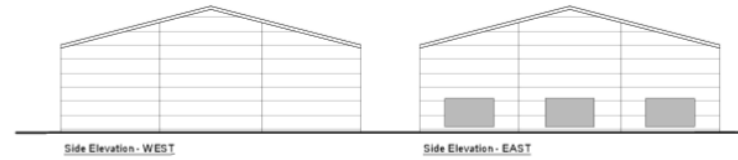
EPC

The EPC is due to be assessed.



Unit A	743 sq. ft (69.02 sq. m)
Unit B	743 sq. ft (69.02 sq. m)
Unit C	743 sq. ft (69.02 sq. m)
Unit D	743 sq. ft (69.02 sq. m)
Unit E	743 sq. ft (69.02 sq. m)
Unit F	743 sq. ft (69.02 sq. m)
Unit G	743 sq. ft (69.02 sq. m)
Unit H	743 sq. ft (69.02 sq. m)
Unit I	1905 sq. ft (176.98 sq. m)
Unit J	1905 sq. ft (176.98 sq. m)
Unit K	1905 sq. ft (176.98 sq. m)
Unit L	1905 sq. ft (176.98 sq. m)
Unit M	1905 sq. ft (176.98 sq. m)
Unit N	1905 sq. ft (176.98 sq. m)
Unit O	1905 sq. ft (176.98 sq. m)

Plot T28
 Elevations & Floor Plan - 1.250
 To be printed @ A3
Snetterton Park
 Snetterton
 Norwich
 NR16 2JU



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