

Modern Industrial Unit Within Popular Estate | 1,015 sq ft

Witney | Oxfordshire

**TO LET /
FOR SALE**

Address: Unit 29
Stanley Court
Richard Jones Rd
Witney
Oxfordshire
OX29 0TB

Floor Area: 1,015 sq ft

Use: Industrial

Tenure: Freehold

Rent / Price: On Application

Real Estate Advisors
Throughout The
Thames Valley

Commercial Agency

Development

Investment

Angel Court
81 St Clement's
Oxford
OX4 1AW

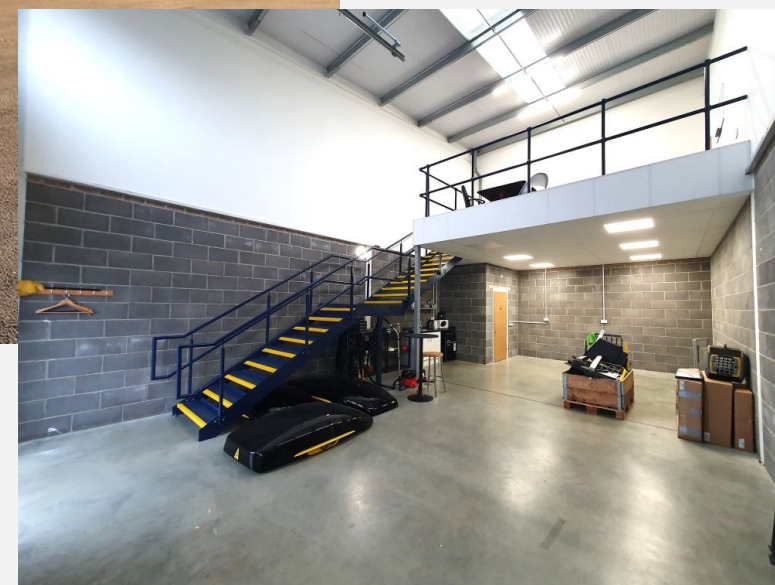
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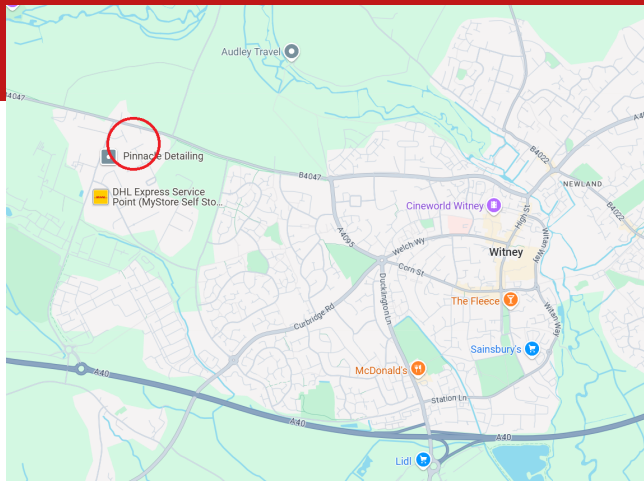
www.brookmont.co.uk

enquiries@brookmont.co.uk



- Excellent access to the A40
- Mezzanine office / store
- Up-and-over loading door
- Level loading bay
- 6.2m eaves height
- Three Phase Power





Description

Unit 29 comprises a modern industrial unit incorporating a tarmac level loading bay and parking for approximately two vehicles. Internally the property benefits from a 6.2m eaves height, an up-and-over loading door (2.85m wide x 3.75m high), mezzanine office / store, three phase power, disabled WC and a kitchen.

Location

Stanley Court is accessed off of Downs Road, which forms part of the established commercial district situated to the west side of Witney.

The estate benefits from excellent communication links with Downs Road connecting directly to the A40 to the south and Burford Road (B4047) to the north.

A40	1 mile
Oxford	13 miles
Swindon	25 miles
London	60 miles
A34	12 miles
M40 (J9)	19 miles

■ [Location map](#)

Accommodation

The unit provides the following approximate gross internal floor area.

Use	Sq ft	m2
Industrial	1,015	94

Terms

The premises are available to purchase on a freehold basis, or to rent by way of a new effectively full repairing and insuring lease for a term to be agreed.

Rent / Price

On Application

Service Charge

There is a service charge for the upkeep and maintenance of the common parts of the estate. Further information is available on request.

VAT

It is understood that the unit is not elected for VAT, and therefore shall not be payable in addition.

Business Rates

Rateable Value - £17,500

Rates Payable - £7,735 (2026 / 2027)

We advise interested parties to verify the rates payable amount directly with the local authority West Oxfordshire District Council (01993 861000).

Legal Costs

Each party shall be responsible for their own legal costs incurred in this transaction.

EPC

Band C (64)

Viewings

Strictly by appointment via the sole agent.

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