



cliffe industrial estate

to let modern industrial / warehouse units

From 2,175 sq ft to 13,046 sq ft. (202 sq m to 1,212 sq m)

South Street
Lewes
East Sussex
BN8 6JL



www.cliffe.biz



Location

The historic county town of Lewes is located approximately 8 miles to the north east of Brighton at the junction of the A26 and the A27. The town has a dual carriageway link to the A23(M), as well as a mainline railway service to London Victoria (65 minutes) and a comprehensive local bus service. Major occupiers include Harveys Brewery as well as East Sussex County Council and Sussex Police who both have their headquarters in the town.

The Cliffe Industrial Estate is located adjacent to the A26 approximately ¼ mile to the south east of Lewes town centre. Access to the A27 dual carriageway, which forms part of the principal south coast road, is just to the south of the estate. Occupiers on the estate include Hanover Displays and Application Solutions.

Description

Cliffe Industrial Estate was constructed in the 1980's and comprises 28 units which are arranged in four terraces or as single buildings. Most of the units are of portal frame construction with part brick, part block and part insulated clad elevations with eaves heights ranging from 5.5m up to 7.1m.

Each unit has its own forecourt and parking area. The estate has undergone a phased programme of refurbishment with further works planned for the future.

Units on the estate range from 2,175 sq ft to 31,200 sq ft. Please contact the agents for details of current availability.



Maps not to scale. Indicative only.

Approx distance from Lewes (miles): Brighton: 8.7 Newhaven: 7.8 Uckfield: 8.6 Haywards Heath: 12.7 Gatwick: 32.3 To the M25: 48.0 Heathrow: 72.4

Terms

New Full repairing and insuring leases for terms to be agreed with details of rents for vacant units, on application.

Viewing

Strictly by appointment with the joint agents. Please contact:



David Martin
 dmartin@shw.co.uk
George Dobson
 gdobson@shw.co.uk



Andrew Halfacree
 a.halfacree@flude.com
Phillip Hatley
 p.hatley@flude.com

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