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Unit 4 Audio Park, Southwater Business Park, Horsham, RH13  
9YT

ONE OF 7 NEW FREEHOLD UNITS AVAILABLE FOR IMMEDIATE OCCUPATION

# LOCATION



Situated in the centre of Southwater close to all the village amenities and next to the Country Park.  
Only 1 mile from the A24 north/south trunk road.

## Description:

One of 7 new units, unit 4 provides 10,515 sq ft arranged over ground and mezzanine areas.

The mezzanine can be used as storage or be converted to offices by a purchaser.

Rarely available freehold.

## Key Features:

- Min 10m eaves
- EPC - A
- Solar panels
- EV charging
- Good parking provision
- Electric loading door

## Accommodation:

The approximate net internal areas measured are as follows:

Name/Floor	SQFT	SQM	Ground Floor	8,812	18.66	Mezzanine
mezzanine storage or potentially office	1,703	158.21	Total	10,515	976.87	

## Rent:

On Application

## Price:

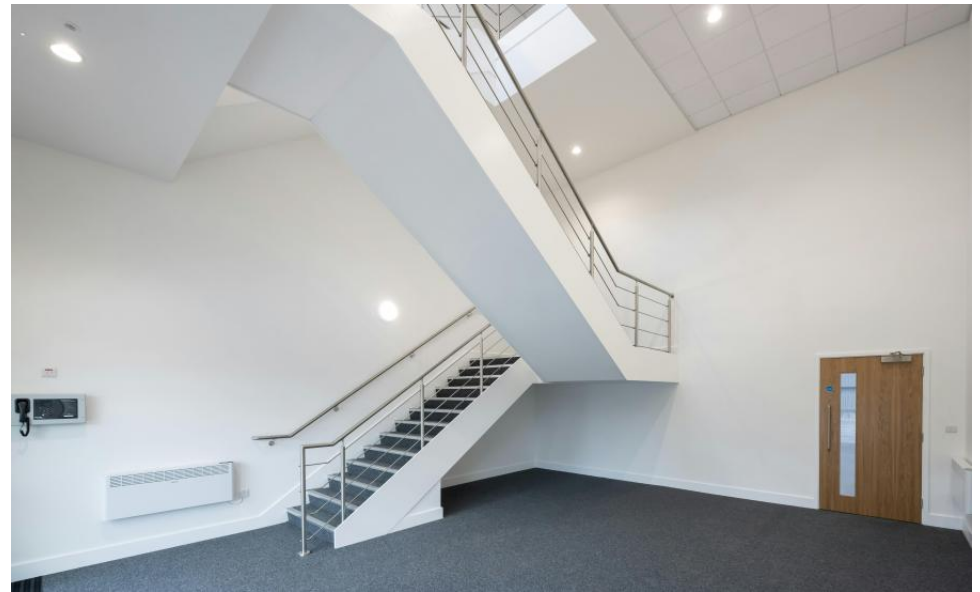
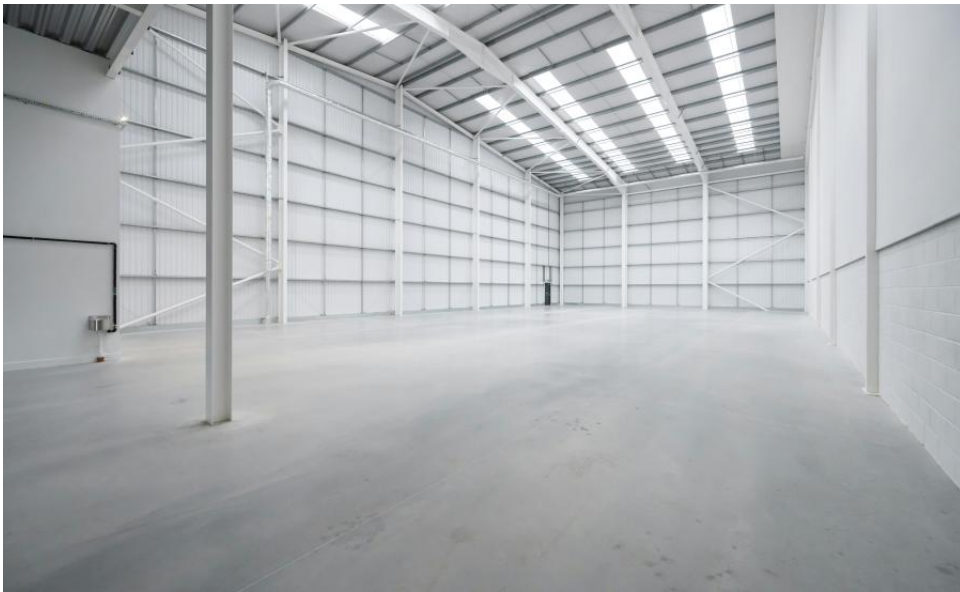
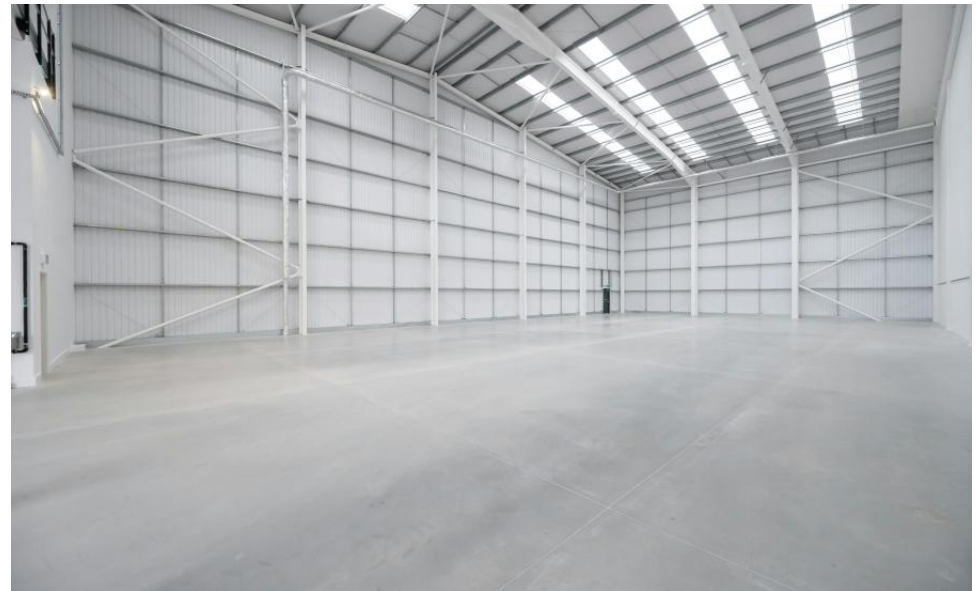
On Application

## VAT:

VAT is Applicable









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