

www.oswicks.co.uk

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The Workshops  
Sible Hedingham



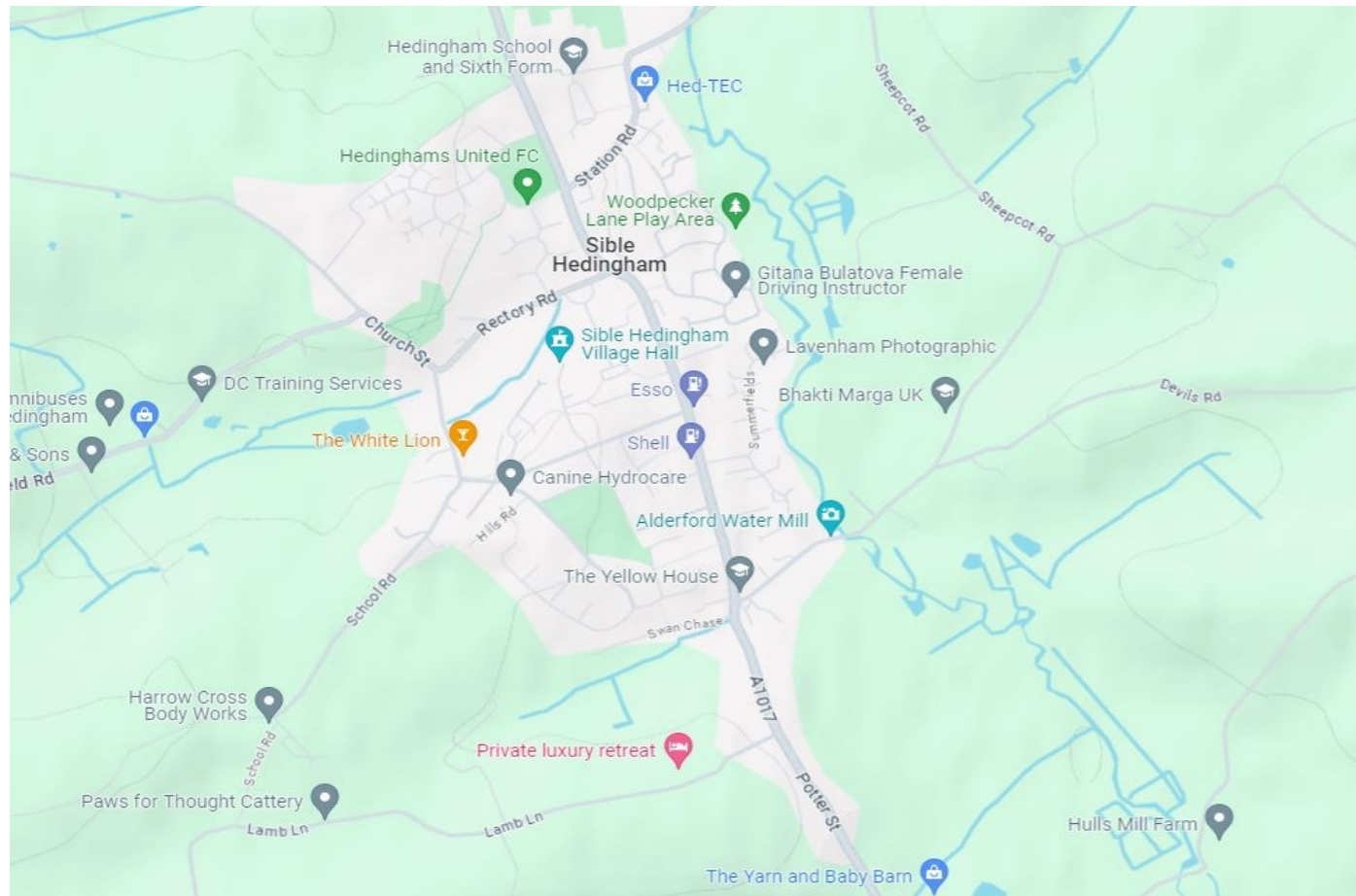
## Transport Links

### Train Routes

The closest train stations to Sible Hedingham are Braintree, Sudbury and Kelvedon.

### Bus Routes

There are buses from Sible Hedingham to Halstead, Colchester, Sudbury, Braintree and the outlying villages of Great Yeldham and



Commercial Units  
Available To Let  
£600pcm

A delightful location for these two units available as a whole, or as two individual units.

Set just outside Sible Hedingham, with delightful views over fields.

### Property features:

- Newly Decorated
- Beautiful Outlook
- Security Gate Entry
- Available as a Whole or Two Separate Units
- Close to Sible Hedingham
- 3 Phase on Site
- Available End October
- Parking

### Agents Note:

Oswicks would like to make tenants aware that these particulars have been prepared as a guide and therefore all the measurements taken are approximate.

The Agent has not tested any apparatus, equipment, fixtures and fittings, or services so cannot verify that they are in working order or fit for the purpose. References to the tenure of the property are based on the information supplied by the landlord. Items shown in photographs are NOT included unless specifically mentioned within the inventory particulars. Tenants must always check the availability of any property and make an appointment to view before embarking on any journey to see a property.

We are committed to providing a professional service to all our clients and customers. When something goes wrong, we need you to tell us about it. As part of Oswicks membership to the property ombudsman, we maintain and operate an internal complaints handling procedure. Please ask us for our the complaints handling procedure and we will send it on to you. The CHP it is also available on our web site.





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### Unit 1

Main Room 4.86 x 7.77

A beautiful light room accessed via fully glazed double doors, and with two double sized windows overlooking the fields. Internal door to unit 2 if required.

Outside access to WC (shared with unit 2).

### Unit 2

Main room 6.67 x 5.19.

Accessed via a half glazed exterior door, and with roller door to the side.

Internal door to lobby leading to WC (shared with unit 1).

Access to rear container unit 6.38 x 3.53. Currently used for storage.

