

Industrial Starter Units To Let

Units 5 & 6

Spur Industrial Estate

Postmill Close

Wymondham NR18 0NL

139.35 sq. m (1100 sq. ft.)



LOCATION

Wymondham is a historic market town located approximately 9 miles south of Norwich and is the largest town in the South Norfolk district. Being located adjacent to the A11, the town has excellent road links to Norwich and to the rest of the region, resulting in its expansion as an employment centre. The property is located within the popular Spur industrial estate and has good access to Wymondham town centre, the railway station and the A11. Nearby occupiers include Wymondham Tyre Services, C S N Autos, Wymondham Windows, TMC Performance Strength & Conditioning and Morrisons Supermarket

ACCOMMODATION

The subject premises, are industrial starter units, comprising ground floor warehousing, and toilet. With the following approximate areas: -

Unit	Sq. M	Sq. Ft	Rent pa	Available
5	98.47	1,060	£8,950	October 2026
6	98.47	1,060	£8,950	October 2026

Terms

The units are available on new full repairing and insuring leases, for a minimum term of **3** years.

RATEABLE VALUE

The properties have been entered onto the Valuation Office Agency website as followings:

Description: Workshop and Premises	Unit 5	Unit 6
Rateable Value:	£7,100	£7,200
Rates Payable 2026/27:	£TBC	£TBC

Those occupiers who qualify for small business rates relief will not be liable for business rates. Interested parties are advised to make their own enquiries. Broadland District Council: **0808 178 7142**

ENERGY PERFORMANCE CERTIFICATE (EPC): The Units have energy ratings of **E & D**.

LEGAL COSTS: The ingoing tenant to pay **£350** plus VAT administration costs for the lease administration.

VIEWING: Strictly by appointment through sole agents: **Goodge Property Services**

Contact: Tim Goodge Tel: 07855 885454 Email: tim@goodgepropertyservices.co.uk

SUBJECT TO CONTRACT August 2026

Important Note: These particulars do not form part of any offer or contract and should not be relied upon as statements or representatives of fact. Goodge Property Services has no authority to make or give in writing or verbally any representation or warranties in relation to the property. Any areas of measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. No assumptions should be made that the property has all necessary planning, building regulation or other consents. Goodge Property Services have not carried out a survey, nor tested the services, appliances or facilities. Purchasers must satisfy themselves by inspection or otherwise. In the interest of Health & Safety, please ensure that you take due care when inspecting the property.

