Wiltshire SN15 1EE

For sale by Auction on 30th October 2025 (unless sold or withdrawn prior)





Freehold Office Investment

www.acuitus.co.uk

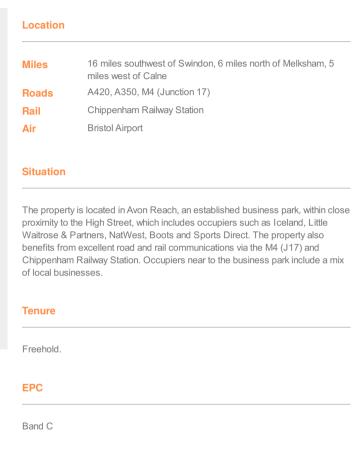
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Property Information

Freehold Office Investment Modern office let to Chatterbox Audio Limited • Approx. floor area of 135.33 sq m (1,457 sq ft) • 200 metres from Chippenham Railway Station Includes two parking spaces Situated in an Established Business Park Lot Auction 40 30th October 2025 Rent Status £18,000 per Annum Exclusive Available Sector **Auction Venue** Office Live Streamed Auction



Description The property comprises a modern two storey office building, with two parking

spaces.

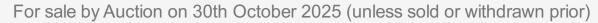
VAT is applicable to this lot.

VAT

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Tenancy & Accommodation

| Floor | Use | Floor Areas Approx sq m | Floor Areas Approx sq ft | Tenant | Term | Rent p.a.x. | Reversion |
|------------------------------|------------------|----------------------------|-----------------------------|--|-------------------------|-------------|------------|
| Ground First | Office Office | 64.11 71.22 | (690) (767) | CHATTERBOX AUDIO LIMITED (CRN: 07099170) | 5 years from 16/01/2023 | £18,000 | 15/01/2028 |
| Total Approximate Floor Area | | 135.33 | (1,457)(1) | | | £18,000 | |

⁽¹⁾ The floor areas stated above are those published by the Valuation Office Agency (www.voa.gov.uk).

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