



Unit 9, Vale Industrial Estate, Southern Road, Aylesbury, HP19 9EW

**To Let | 2,434 sq ft**

Refurbished Industrial Unit

**Unit 9, Vale Industrial Estate,  
Southern Road, Aylesbury, HP19  
9EW**

**TO LET**

**Summary**

- Size: 2,434 sq ft
- Rent: Rent on application
- Rates payable: £12,744 per annum 2026
- Rateable value: £29,500
- EPC: D (79)

**Further information**

- [View details on our website](#)
- [Microsite](#)

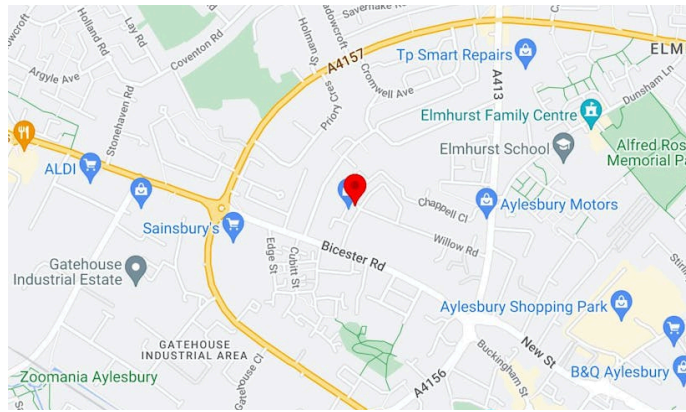
**Viewings and Further Information**



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**Description**

End of terrace modern industrial/warehouse unit available on the Vale Industrial Estate. The property comprises a modern terrace of steel frame construction under a pitched roof. Unit 9 offers ground floor storage/production/distribution space, accompanied by male and female toilets and a tea point. First floor offices benefit from redecoration and new carpets. There are 7 parking spaces to the front together with access to the roller shutter door.

Unit 9 is 2,434 sq ft to let at £15.50 psf.

**Location**

Aylesbury, is located within the County Town of Buckinghamshire, and is located approximately 44 miles northwest of central London, 23 miles from Oxford and 15 miles south of Milton Keynes. There is good access to the M1, M40 and M25 motorways, via the A41 and A418. The town centre, bus station and mainline railway station (service to London Marylebone) are within a few minutes drive of the properties.

**VAT**

Applicable. VAT is payable on the rent and service charge



**Legal fees**

Each party to bear their own costs

### Unit 9, The Vale Industrial Centre, Phase I Aylesbury

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