

PRESS RELEASE

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By Martin Somers – Divisional Director

Question –

I'm looking for a workshop for a new business but I'm struggling to find available space around High Wycombe.

Answer -

Unfortunately, High Wycombe has seen very little of new industrial unit development over the last 15 years. Many of the 1990's units are still seen as the modern stock on the Cressex Business Park. There are newer schemes with Network 4 in Cressex, which was built in 2004 and Wycombe Business Park on the London Road built in 2012 but space is rarely available



With the current drive for residential development sites, industrial schemes cannot complete in terms of value, so it is likely that there will be very limited new supply going forward. This lack of new supply has created one of the worst shortages of industrial stock in the Wycombe district for at least 15 years.

One option for a new company expecting growth, is to take a workshop unit offering very flexible lease terms. We have two sites, in High Wycombe town centre, which offer tenants annual licences, giving the flexibility a new business needs. The space is within a larger complex and allows the business to expand into larger units when required.

Industrial space is going under offer very quickly, so we would recommend registering your requirement with the local Commercial Property agents to ensure you are one of the first to know about new space coming to the market. Small businesses will benefit from some increased transitional savings from April 2017, as well as further savings on an expected reduction in the small business multiplier. The multiplier is used to ascertain the amount of rates are payable (before any Government transitional discounts). The rateable value is the rental value of your premises at April 2015. Type 'VOA rates' into your search engine to find the link to the Governments Valuation Office website to find how your rates have been affected.

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