

HUDSON & CO

DUE TO RELOCATION
AVAILABLE 30TH SEPTEMBER 2025

Former Car Dealership / Vehicle Rental Site 0.77 acre (0.31 ha)

MARSH BARTON EXETER



7 Trusham Road, Marsh Barton, EXETER, EX2 8QH

Prominent Position on Main arterial route thru Marsh Barton

Long Established Car Sales Site

Showroom: 2,349sq.ft / Workshop: 2,715sq.ft

Forecourt: 50 car Display / Rear Parking: 20 – 30 Spaces

Current Occupiers: Days Vehicle Rental

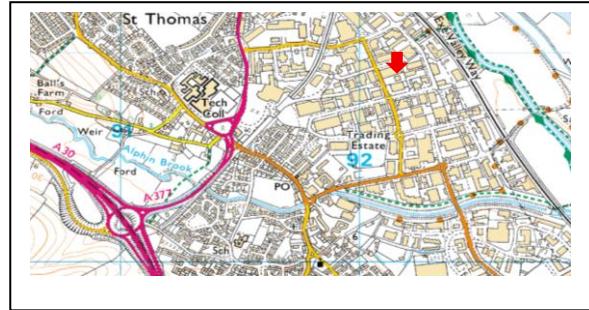
TO LET
(May Sell)

01392 477497

7, Trusham Road, Marsh Barton, EXETER, EX2 8QH

LOCATION: Occupying a prominent position on Trusham Road, the main arterial route through Marsh Barton Trading Estate close to motor dealers, and retail warehouse operators.

Marsh Barton is Exeter's main industrial / trading estate and along with Matford is one of the UK's largest concentrations of motor dealerships, located approximately 3 miles south of Exeter city centre with excellent links , via the A30 dual carriageway , to the M5 motorway to the north and the A38 / A380 to the south.



DESCRIPTION: The property comprises of a purpose-built vehicle dealership, previously associated with Chevrolet and Saab, and comprising of a ground floor canopied entrance, main showroom with adjacent w/c facilities, rear workshop together with a detached valeting bay and washdown area. At first floor level, which used to be used for car display, in an open plan arrangement , there are offices, staff & toilet amenities and a mezzanine mechanics rest area. A large tarmacadam forecourt offers a substantial 50 car display parking area, and to the rear there is further parking accessed from each side of the building providing up to 20 / 30 car spaces.



ACCOMMODATION:

GROUND FLOOR

Showroom:	218.30sq.m	2,349sq.ft
Workshop / Stores:	252.32sq.m	2,715sq.ft
FIRST FLOOR		
Offices / Stores:	188.28sq.m	2,026sq.ft
Kitchen:	3.71sq.m	40sq.ft

MEZZANINE

Rest Area:	11.80sq.m	127sq.ft
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EXTERNAL AREAS

Display / Forecourt:	50 Car Display	
Rear Yard:	20-30 Car Spaces	
Valet Bay:	47.39sq.m	510sq.ft

(All areas are approximate and calculated on a gross internal area basis)

SERVICES: We are advised that the property is connected to mains water, drainage, gas & electricity (3-phase)

RATING:

Description:	Car Showroom & Premises
Rateable Value:	£92,500

PLANNING: The property has been used as a car dealership site for many years, and more recently as a vehicle rental site. Interested parties should address their planning enquiries to Exeter City Council.

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ENERGY PERFORMANCE CERTIFICATE (EPC): EPC Rating C

VAT: We are informed that the property is not elected for VAT purposes

TERMS: The property is available on a new lease, either as a whole or separately as the building only separate from the forecourt. Full details on terms available on application. Alternatively, our client may consider a sale.

LEGAL COSTS: Each party to pay their own costs in the case of a sale. The incoming tenant to pay a 50% contribution towards the landlord's legal costs in connection with a letting.

VIEWING & FURTHER INFORMATION:

Strictly by appointment through the sole agents:

HUDSON & Co. – Commercial Property Specialists in the South West

Tel: 01392 477497 / 01548 831313

info@hudsoncom.co.uk

Contact: DAVID EDWARDS 07841 483838

SUE PENROSE 07525 636421



Whilst every effort has been made to ensure the accuracy of these particulars, they are prepared for guidance only and do not form part of any contract

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