

## FOR SALE

### Motor Dealership/Development Opportunity

321 Corbets Tey Road  
Upminster, RM14 2DF

#### Key information

- ❑ Prominent car dealership premises with potential for alternative uses (STPP)
- ❑ 8,588 sq ft (794.7 sq m) on 0.49 acres (0.2ha)
- ❑ Near to Town Centre and M25 easily accessible

#### Contact

Alice Bennett – 07831 842 859  
alice.bennett@rapleys.com

Daniel Cook – 07795 660 259  
daniel.cook@rapleys.com

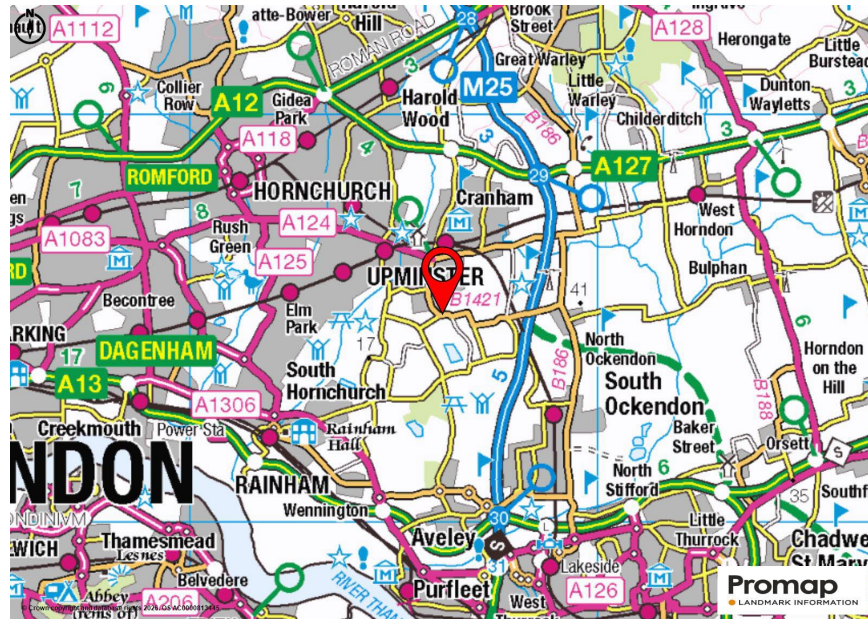


## Location

The property occupies a prominent site fronting Corbets Tey Road in Upminster, approximately 1 mile south of the town centre.

The property is well connected by road and rail. By road, the M25 junction 29 is less than 5 miles via Southend Arterial Road and by rail the site is within walking distance of Upminster train station which provides regular train services into London Fenchurch Street.

Nearby occupiers include Waitrose, Pizza Express, Prezzo, Boots, Aldi, M&S Food, a Shell petrol filling station and a new Travelodge hotel which is currently under construction. There are also a number of care homes in the vicinity.



## Description

The property comprises a former car dealership premises of steel portal frame construction which consists of showroom, offices, workshop and valeting areas.

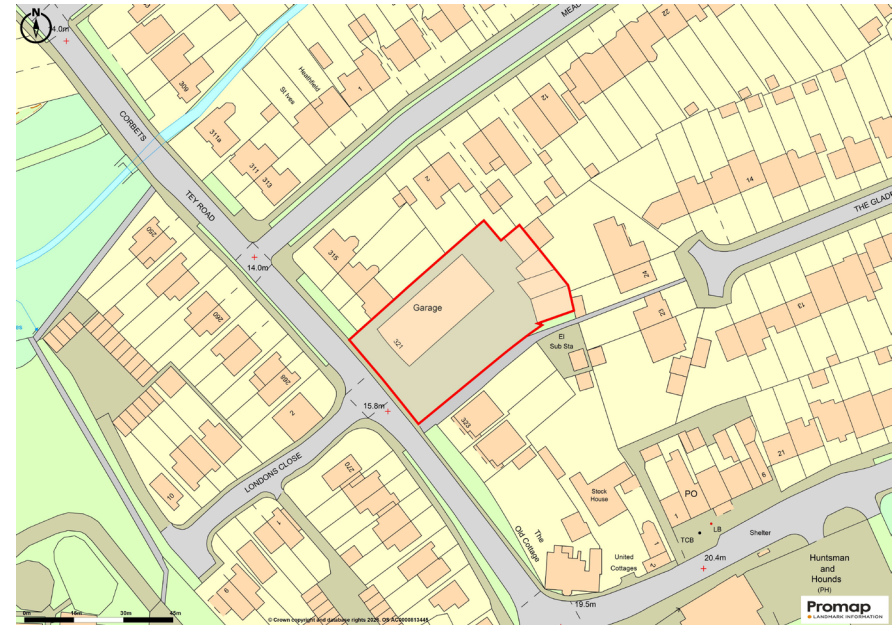
The workshop area benefits from an eaves height of 4.2m and two access doors.

To the rear of the site is a number of brick built buildings that have been used for car valeting and storage.

The site is broadly rectangular and level and has a frontage of approximately 32m onto the main road.

## Energy Performance

Energy Performance Asset Rating – TBC





## Rateable Value

We are advised that the Draft Rateable Value for the property with effect from 1<sup>st</sup> April 2026 is £74,000.

The UBR for 2026/27 is 43.0p in the £.

Interested parties are advised to make their own enquiries to the local authority regarding rates liability and any reliefs that may be available.

Further information is also available at [www.gov.uk/calculate-your-business-rates](http://www.gov.uk/calculate-your-business-rates)

## Tenure

Freehold

## Terms

Unconditional offers invited for the freehold interest. Price on application.

## VAT

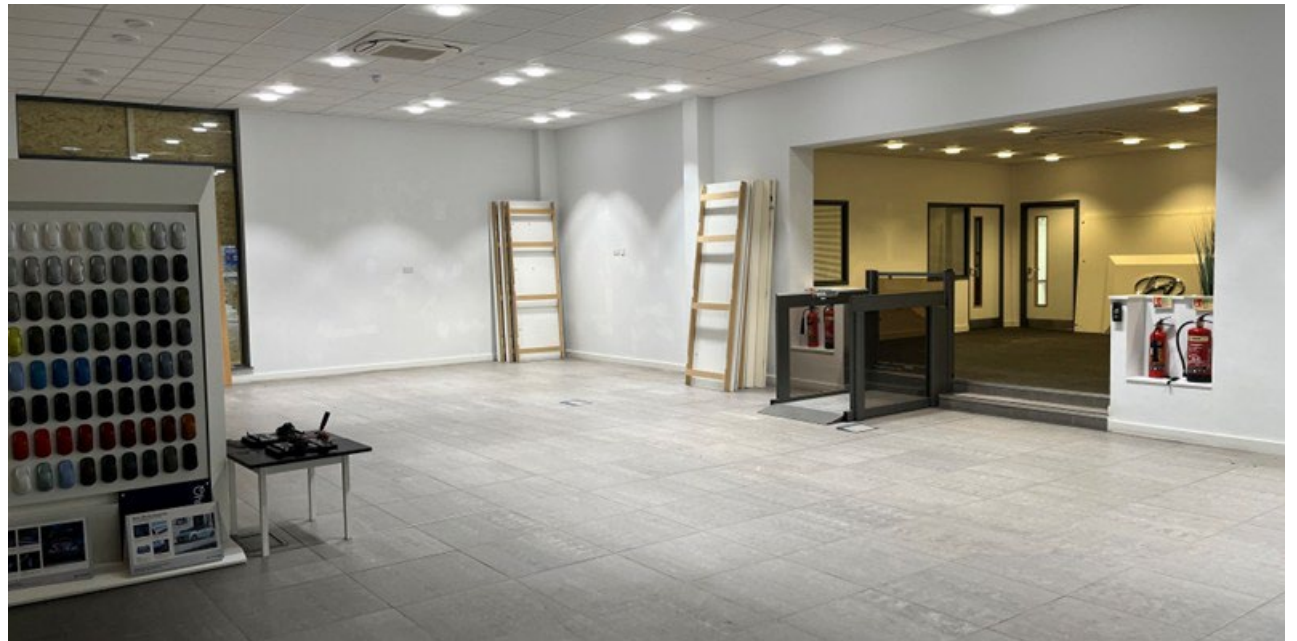
All figures quoted are exclusive of Value Added Tax which will be charged at the prevailing rate

## Identity Checks/AML

The Money Laundering Regulations require us to conduct checks upon all Prospective Parties. Prospective Parties will need to provide proof of identity and residence. For a Company, any person owning more than 25% must provide the same.

## Viewing

All viewings to be arranged via the sole selling agents Rapleys LLP





Accommodation

The property comprises the following approximate floor areas:-

	Sq m	Sq ft
Showroom	193.62	2,084
Front Office	20.26	218
WC's	21.68	233
Parts	13.3	147
Offices	28.37	305
Staff Mess	12.88	139
Workshop	206.48	2,223
Valet Bay	223,03	2,401
Mezzanine Storage	75.08	808
Total	794.70	8,558

	Hectare	Acre
Site Area	0.20	0.49
Total	794.70	8,588

Note: These areas have been calculated in accordance with the RICS Code of Measuring Practice on an approximate gross internal basis and must be verified by interested parties. Unless otherwise stated, the site areas/dimensions are scaled from the Promap Mapping System and must be verified by interested parties.



For further details contact:  
Alice Bennett – 07831 842 859  
alice.bennett@rapleys.com  
Daniel Cook – 07795 660 259  
daniel.cook@rapleys.com

Rapleys LLP is registered as a Limited Liability Partnership in England and Wales.  
Registration No: OC308311. Registered Office at Unit 3a, Incubator One, Alconbury Weald,  
Huntingdon, Cambridgeshire PE28 4XA. Regulated by RICS.

Any maps are for identification purposes only and should not be relied upon for accuracy.  
Crown Copyright and database rights 2018 Licence No. 100004619.

Misrepresentation Act: These particulars are produced in good faith and believed to be correct. Neither Rapleys, their joint agents (where applicable) or their client guarantees their accuracy and they are not intended to form any part of a contract. No person in the employment of Rapleys or their joint agents has authority to give any representation or warranty in respect of this property. All prices or rents are quoted exclusive of VAT. These particulars were produced in January 2026.

rapleys.com  
0370 777 6292

CREATIVE | PROACTIVE | CONNECTED

## About us

Rapleys is an **action-oriented** property consultancy, offering building consultancy, commercial, planning and residential property services, operating from seven offices across the UK:

- Birmingham
- Bristol
- Cambridge
- Cardiff
- Edinburgh
- Huntingdon
- London
- Manchester



CAN RAPLEYS HELP WITH THE BELOW ADDITIONAL PROPERTY SERVICES

Industries 	Services 
<ul style="list-style-type: none"><li>• Automotive &amp; Roadside</li><li>• Care &amp; Retirement</li><li>• Charities/Not-for-Profit</li><li>• Data Centres</li><li>• Education</li><li>• Health &amp; Animal Welfare</li><li>• Industrial &amp; Logistics</li><li>• Life Sciences</li><li>• Local Authority</li><li>• Offices</li><li>• Renewables</li><li>• Residential</li><li>• Retail &amp; Leisure</li><li>• Transport &amp; Infrastructure</li></ul>	<ul style="list-style-type: none"><li>• Building Consultancy</li><li>• Commercial Agency</li><li>• Compulsory Purchase</li><li>• Cost Management</li><li>• Development Agency &amp; Consultancy</li><li>• Environmental Impact Assessment</li><li>• Investment</li><li>• Lease Consultancy</li><li>• Neighbourly Matters</li><li>• Project Management</li><li>• Property Management</li><li>• Rating</li><li>• Strategic Land</li><li>• Town Planning</li><li>• Valuation</li><li>• Viability/Affordable Housing</li></ul> 

# RAPLEYS