

## Appendix One: Estates Team Report

15th June 2026

### Industrial Estates

1. Following the vacation of one of the single-storey units at Riverside Workshops Estate in Seaton, the Estates Team recently undertook a marketing exercise to secure a new tenant. The unit attracted significant interest which resulted in multiple offers. Terms have now been agreed with the successful applicant.



2. The team also recently marketed a unit at Millwey Rise Workshops Estate in Axminster in order to secure a new tenant. The exercise proved successful and following viewings by several interested parties, we are now progressing terms with the successful applicant. It is also worth noting that workshop units at this location rarely become available.



3. Following the vacation of a double-height unit at Manstone Workshops Estate in Sidmouth, the Estates Team is due to commence a marketing exercise in June to secure a new tenant. The unit will be marketed through the usual channels, including the property waiting list and publication on the EDDC website and social media platforms. Given the level of interest recently received for the units at Seaton and Axminster, together with existing enquiries on the waiting list, we are anticipating strong interest in this unit.



## East Devon Business Centre

4. The Estates Team continues to market the vacant offices at the East Devon Business Centre and has recently completed a new letting for the largest available office, while also nearing completion of a further office letting at the centre.
5. The East Devon Business Centre now has full fibre internet capability, and we are currently reviewing the available options to enhance connectivity for all centre users. This improvement will benefit existing tenants and users while also supporting the marketing of the remaining vacant offices by providing modern digital infrastructure expected by prospective occupiers.
6. Working alongside the Streetscene Team, the Estates Team has identified a need for electric vehicle charging points at the East Devon Business Centre. We are therefore in the process of obtaining quotations from local suppliers to support a funding application for the installation of two dual charging units, providing capacity for up to four electric vehicles to charge simultaneously. This investment would benefit existing centre users, further enhance the attractiveness of the vacant offices to prospective occupiers, and support the delivery of the Council's priorities, particularly in relation to sustainability and the transition to low carbon transport.
7. The Economic Development Team has secured funding for the installation of solar panels at the East Devon Business Centre. The project is currently out to tender (as of early June), with the appointment of a successful contractor anticipated in late June and installation expected to be completed by the end of September. This investment will enhance the environmental credentials of the Business Centre, making the offices more attractive to environmentally conscious businesses while also supporting the Council's priorities and commitment to sustainability.



## Disposals

### 8. The Old Toll House, Salcombe Road, Sidmouth

Housing Services has confirmed that the Old Toll House is now surplus to their requirements and they have therefore sought, and been granted, authority to dispose of the property on the open market. Sidmouth Town Council has also been consulted and has confirmed that it has no interest in acquiring the property.

This Grade II listed property comprises one double bedroom, a moderately sized bathroom, and an open-plan kitchen and living area. The sale will also include the existing garden provision.

Given the property's unique nature, the Estates Team has advised Housing Services that disposal by auction would be the most appropriate route in this instance. Solicitors have therefore been instructed to undertake the necessary due diligence and searches.

The property will be marketed by Clive Emson Auctioneers from late June with a guide price of £95,000, ahead of the online auction which is scheduled to begin on 21<sup>st</sup> July.

