

MARGATE

TIVOLI BROOKS INDUSTRIAL ESTATE, CT9 5FG

SECURED GATED STORAGE LAND TO BE LET



FEES

Ingoing tenant to be responsible for all parties' legal fees incurred in the transaction.

VALUE ADDED TAX

VAT will be charged if applicable.

VIEWING

Applicants interested in viewing this land please phone through to the office or telephone 01843 841123 to book an appointment.

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SITUATION

The site is located on the Tivoli Brooks Industrial Estate, a short distance from the centre of Margate. The estate benefits from good transport links as well as nearby occupiers including **Jewsons** and **Howdens**.

DESCRIPTION

The site comprises of a fenced compound with secure entrance gate and the site would suit a variety of uses including car or coach storage, building storage, container storage or large machinery.

ACCOMODATION

We have measured the site from photographs and scale plans. The site has the following approximate site area:

Gross Site Area	225.3 sq.m	2,425 sq.ft
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RENT

The rental for this site is £6,600 per annum exclusive.

LEASE

The site is available on a flexible lease or license for a term of years to be agreed.

RATES

We understand the site has a rateable value of £3,050 pa. Prospective tenants are advised to make their own enquiries to the local authority.

Note

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