

Property Particulars

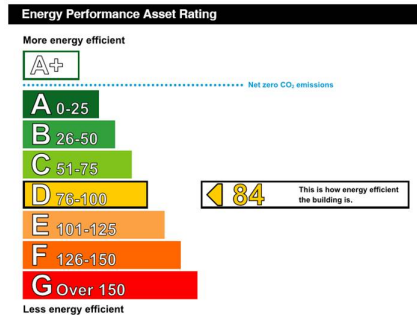
SITTINGBOURNE

UNIT 12, CHURCH ROAD BUSINESS PARK, CHURCH ROAD,
SITTINGBOURNE, KENT ME10 3RS

INDUSTRIAL UNIT TO BE LET



ENERGY PERFORMANCE CERTIFICATE



RENTS

We are instructed to offer this unit at £9,000 pax, exclusive.

TERMS

To be let for a term of 6 years with a break/review at the end of the 3rd year.

DEPOSIT

A three month rent deposit will be required..

VALUE ADDED TAX

VAT will be charged if applicable.

VIEWINGS

Strictly by previous appointment through Clarke & Crittenden Commercial

Telephone: 01843 841123
Email: ian@clarke-crittenden.com

Note

These particulars are provided in good faith but do not form part of a contract. No statements are to be relied upon as statements of fact and parties intending to rely upon the information for any purpose whatsoever must satisfy themselves by inspection or otherwise as to the correctness of each statement

27.07.16- RC

SITUATION

The unit is situated on Eurolink Commercial Estate where many national and international companies can be found, with easy access to the M2, about 6 miles, which gives access to the M25 and motorway network. The Church Road Business Centre is located just off Castle Avenue. From Sittingbourne railway station there are high speed Javelin train services to London St. Pancras and Ebbfleet.

DESCRIPTION

The property is of concrete portal construction with mezzanine floor, roller shutter (2.9m wide and 4.25m high) has the following accommodation:-

Ground floor	761 sq ft	70.70 sq m
Mezzanine	450 sq ft	41.80 sq m
Toilet		
Allocated parking		
Gross area	1,211 sq ft	122.50 sq m

FEES

The ingoing tenant is to be responsible for both parties legal costs incurred in this transaction.

RATING

The VOA website shows the rateable value as being £5,700.