

Business Unit For Sale or May Let

CORE
COMMERCIAL
01892 834483



**Unit 7, Edenbridge
Trade Centre
Hever Road**

EDENBRIDGE
Kent TN8 5EA

Location

Edenbridge is 10 miles south of junction 6 of the M25 where it meets the A22. The property is south of the town just off the B2026 High Street on an established industrial estate.

Description

A steel portal frame business unit with part brick and part profiled clad elevations below a pitched insulated roof incorporating roof lights. Roller shutter up and over loading door. 2 Kitchens. Integral first floor offices with air conditioning, carpet and windows to front. M and F toilets & shower. 3 phase power. Dedicated and communal parking.

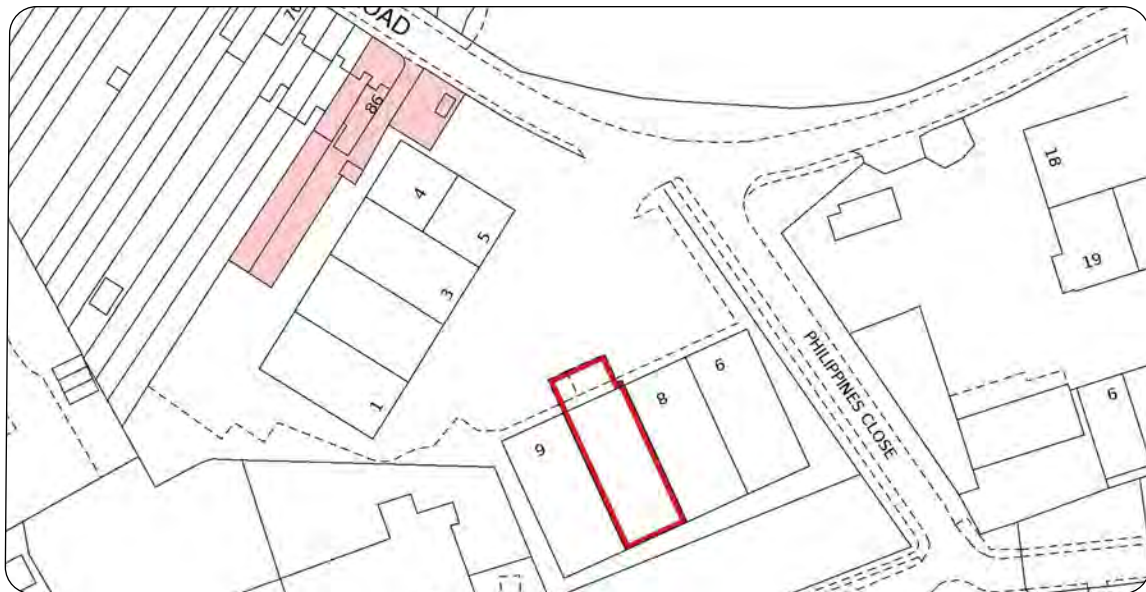
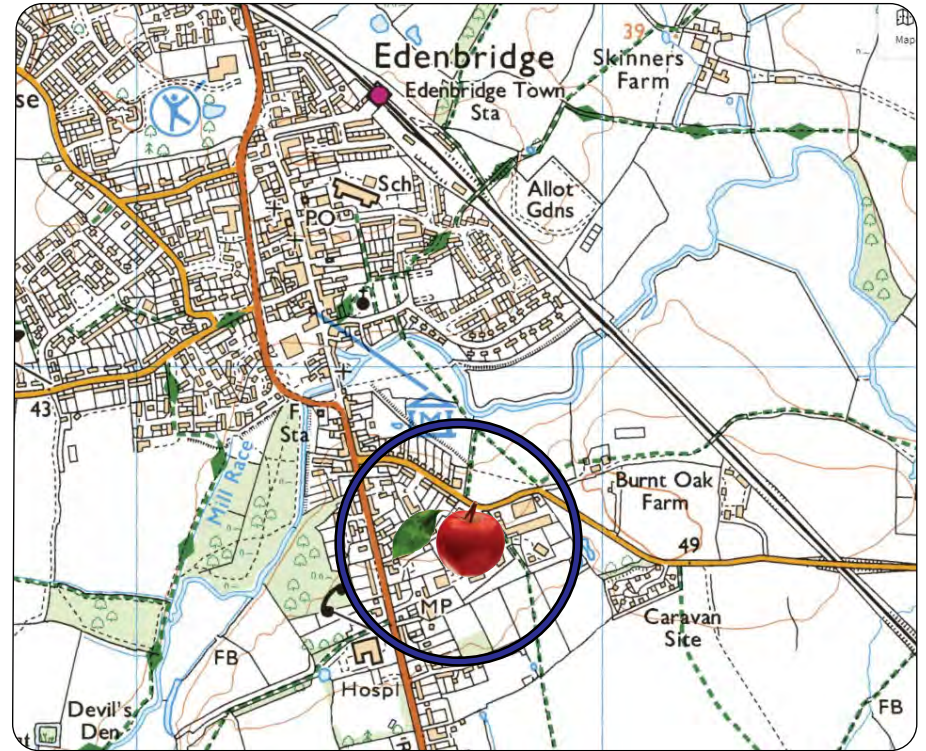
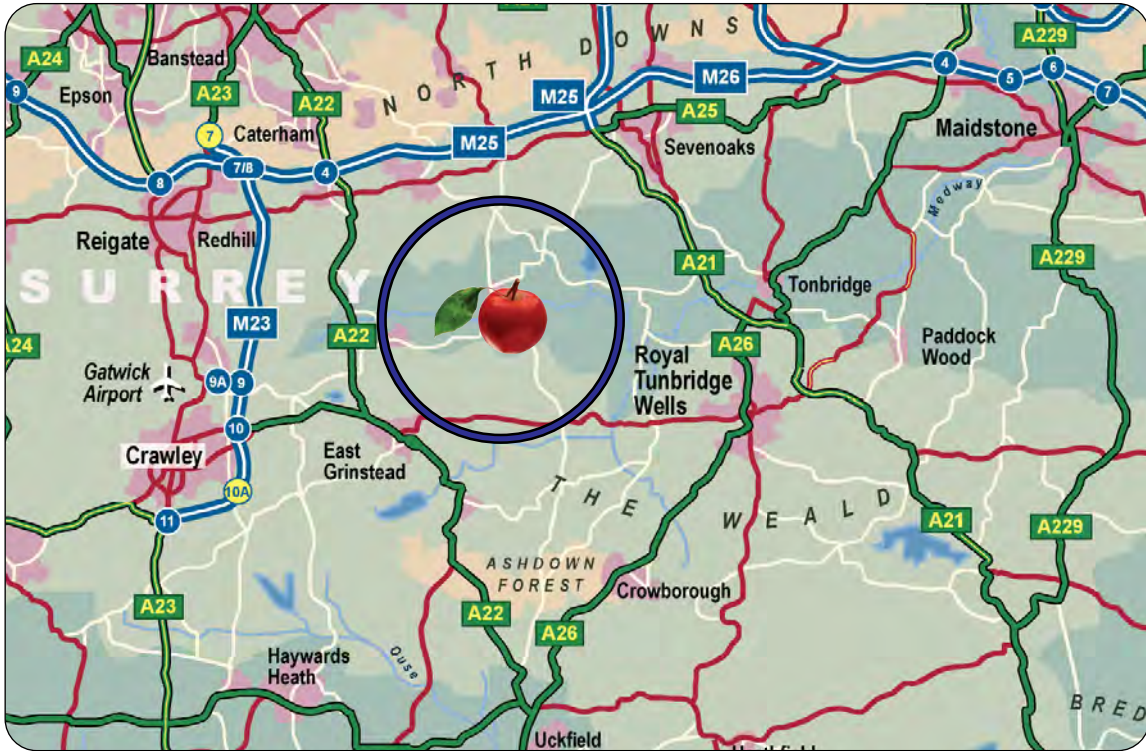
Ground Floor	3,465
First Offices	2,043
Mezzanine storage	1,415
Total	6,923 sqft (643 sq m)

Terms

For Sale at offers in excess of **£650,000** plus vat. May let. Rates payable £21,083 for 2023/2024 (Rateable Value £42,250).



6,923 sqft




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