

# Workshop / Studio To Let

**CORE**  
COMMERCIAL  
01892 834483



**Bridle Way  
London Road**

## WROTHAM

**Sevenoaks**

**Kent TN15 7RX**

### Location

Located 1.5 miles east of Borough Green with mainline railway station and almost midway between Sevenoaks and Maidstone 8 and 9 miles distant. Excellent access to the M26/M20. The property is accessed down the side of Ming restaurant and adjoining a Beefeater, Premier Inn and Shell petrol.

### Description

A workshop of portal framed construction with profile steel cladding and roof with toilet. Roller shutter door, 3 phase power, pedestrian door and windows to front, concrete floor. There is no mains water connected to the workshop (The property uses a rainwater system). 5 car spaces with land to side accessed by steps potentially for use for open storage.

Ground **972 sqft**  
Site Area **0.2 acre**

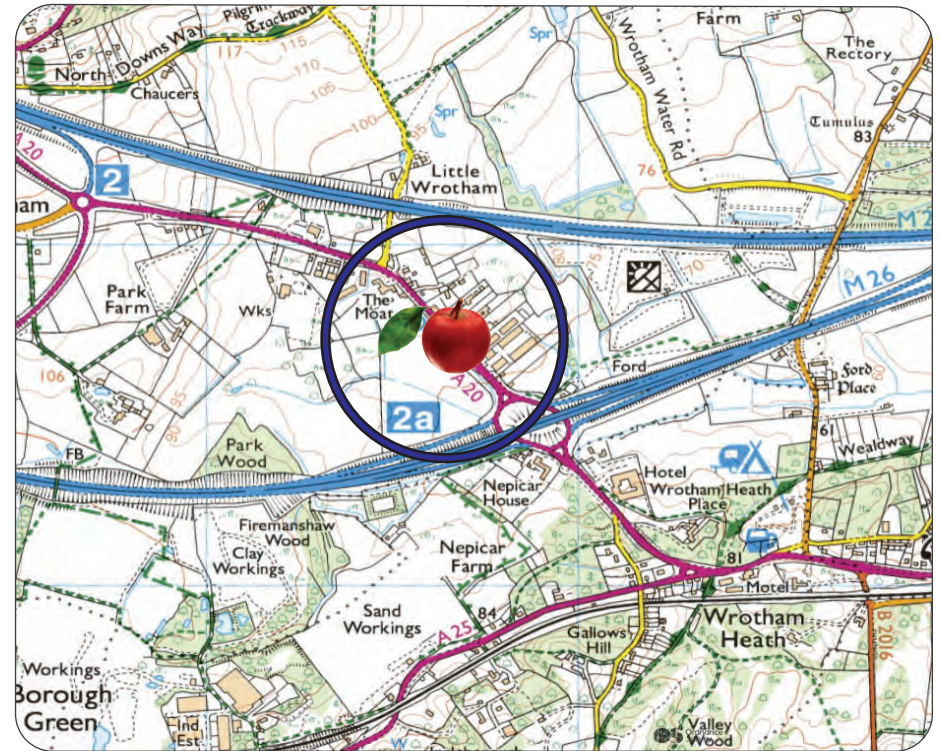
### Terms

To let at **£18,000**, No vat. Business rates payable for 2023/24 is £7,235 (Rateable Value £14,500) Eligible for small business rates relief.



**972 sqft**  
**0.2 acre**






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