

# Warehouse / Industrial To Let

## Paddock Wood

21,000 to 100,000 sqft

**Dana Trading Estate**  
**Transfesa Road**  
**Paddock Wood**  
**Kent TN12 6UT**

### Location

Paddock Wood is located 45 miles southeast of central London, 10 miles south west of Maidstone and 8 miles north east of Tunbridge Wells.

### Description

A refurbished 1980's development of factory and warehousing with integral offices:

- \* Self contained or combined units
- \* Three phase power. Upto 8,400 kva
- \* 19 ft eaves
- \* Covered loading
- \* 7.8 acre site
- \* 2 ton craneage

Recent lettings completed with DJM Music, Jestic, Island Marketing, Capital Storage and Realtime Logistic Solutions.

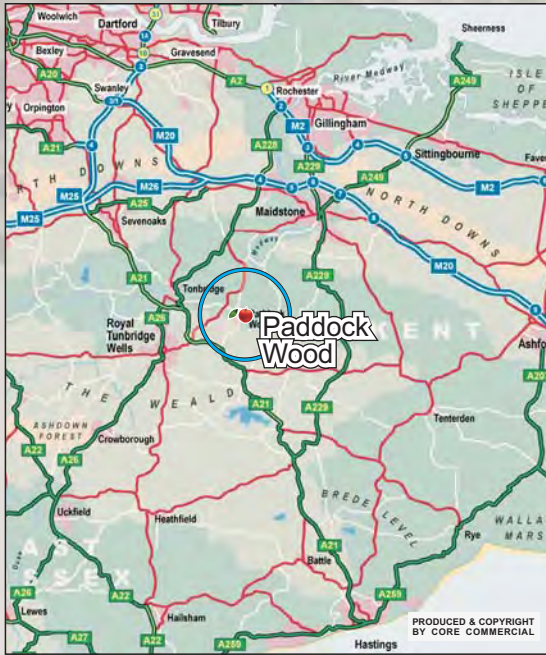
### Accommodation

		Sq ft
<b>Unit 10</b>		
Ground		<b>21,045</b>
<b>Unit 11</b>		
Ground	22,710	
First	<u>4,430</u>	<b>27,140</b>
<b>Unit 12 / 13</b>		
Ground	43,360	
First	<u>8,730</u>	<b>52,090</b>
<b>Combined</b>		<b>100,275</b>
		(9,316 sq m)

Unit 9 let to DJM Music



**RENT JUST £3.50 psf**



**Planning**  
 B1 Industrial and B8 warehouse planning with 24 hour usage.

**Terms**  
 To let on flexible terms.

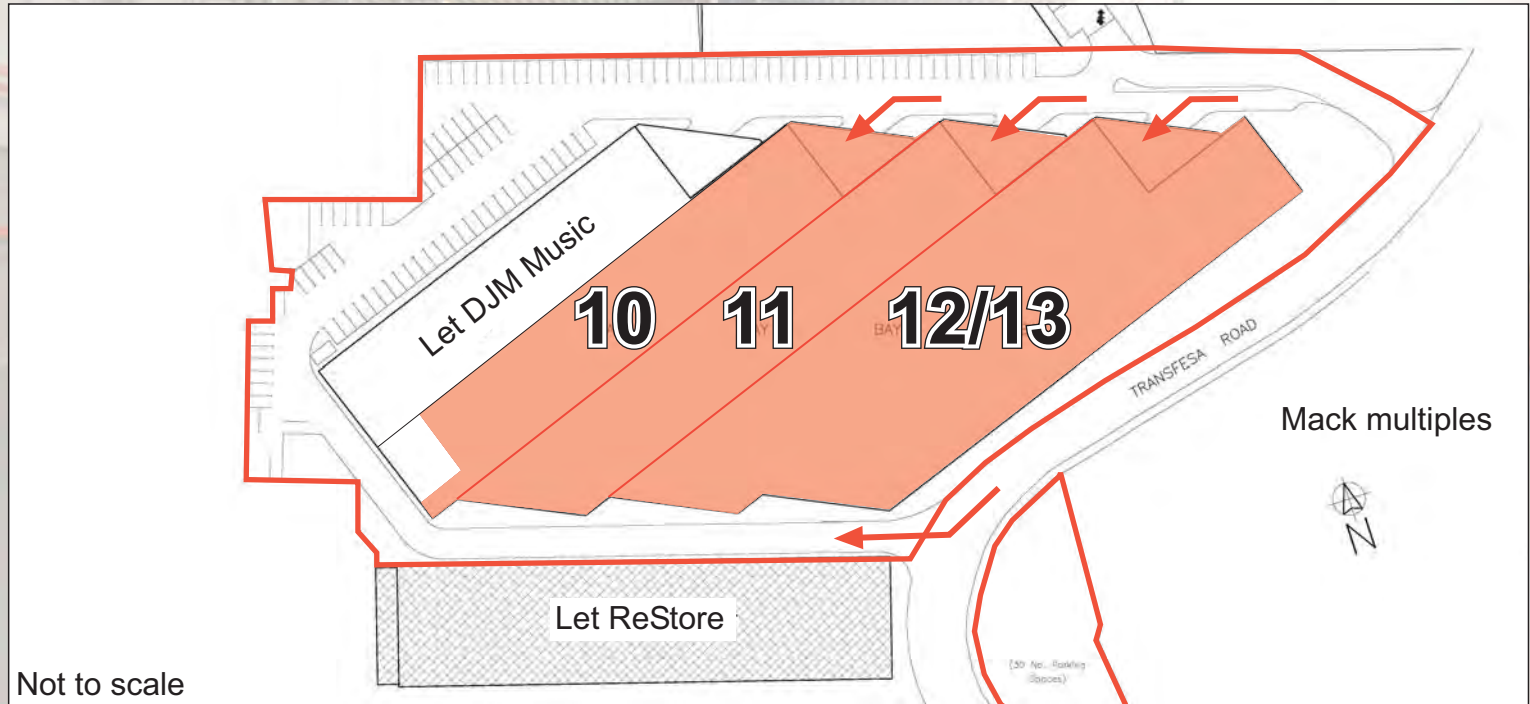
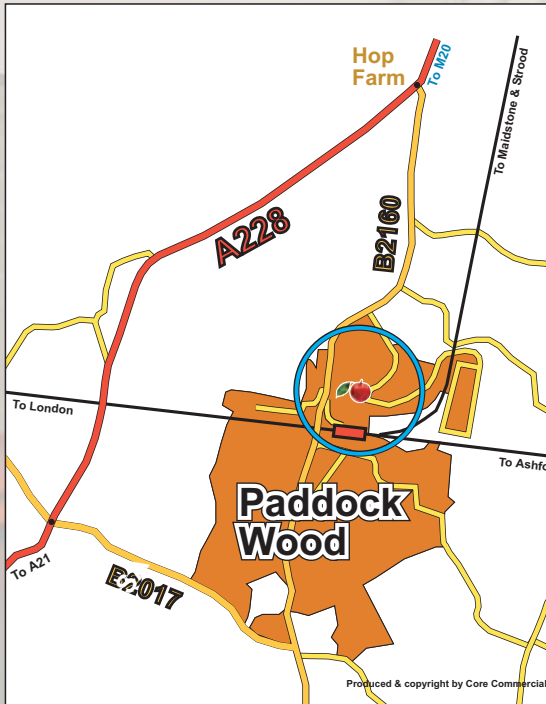
Terms exclusive of business rates, service charge, building insurance and vat, subject to contract.

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Not to scale

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