

# Warehouse & offices For Sale

2 East Street

## SNODLAND

Kent ME6 5BB

28,500 sqft

### Location

Snodland is situated between the M20 and M2 motorways on the A228 northwest of Maidstone. The property lies on the corner of East Street with Brook Street, prominent to the A228 Snodland By-pass. Snodland railway station is nearby.

The property is best approached via the Mid Kent Business Park, (the Royal Mail building) then left at the first roundabout.

### Description

A range of older adjoining buildings with pitched roofs providing the following approximate accommodation:

### Accommodation

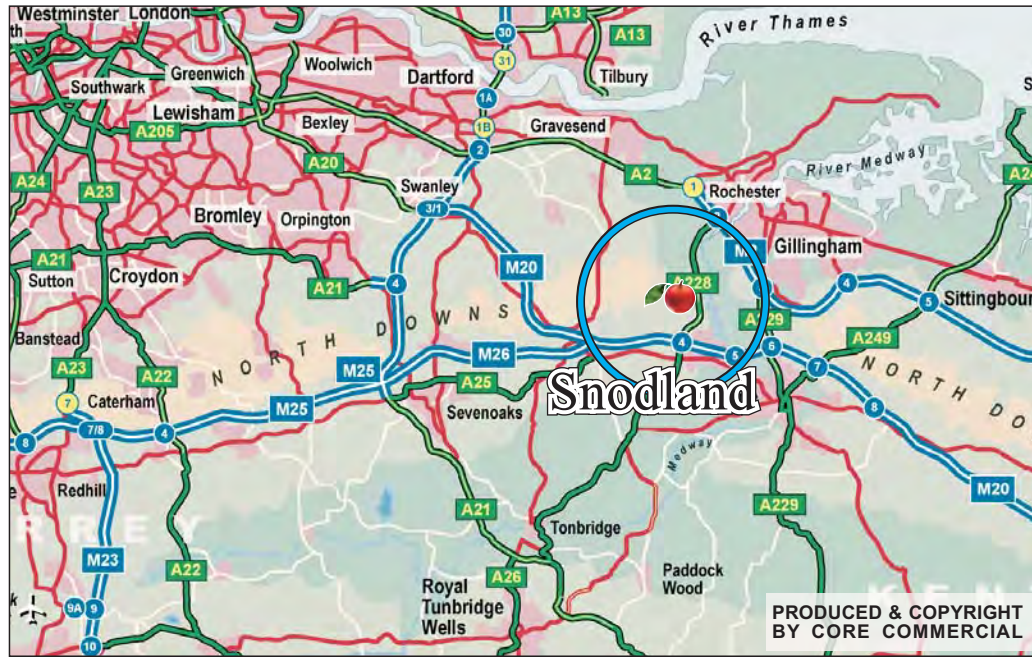
<b>Ground</b>	Store /works	10,530	
	Loading	1,290	
	Warehouse	6,470	
	Office	830	19,120
<b>First</b>	Offices	2,840	
	Warehouse	6,560	9,400
<b>Total</b>		<b>28,520 sqft</b>	
		(2,650 sqm)	

### Terms

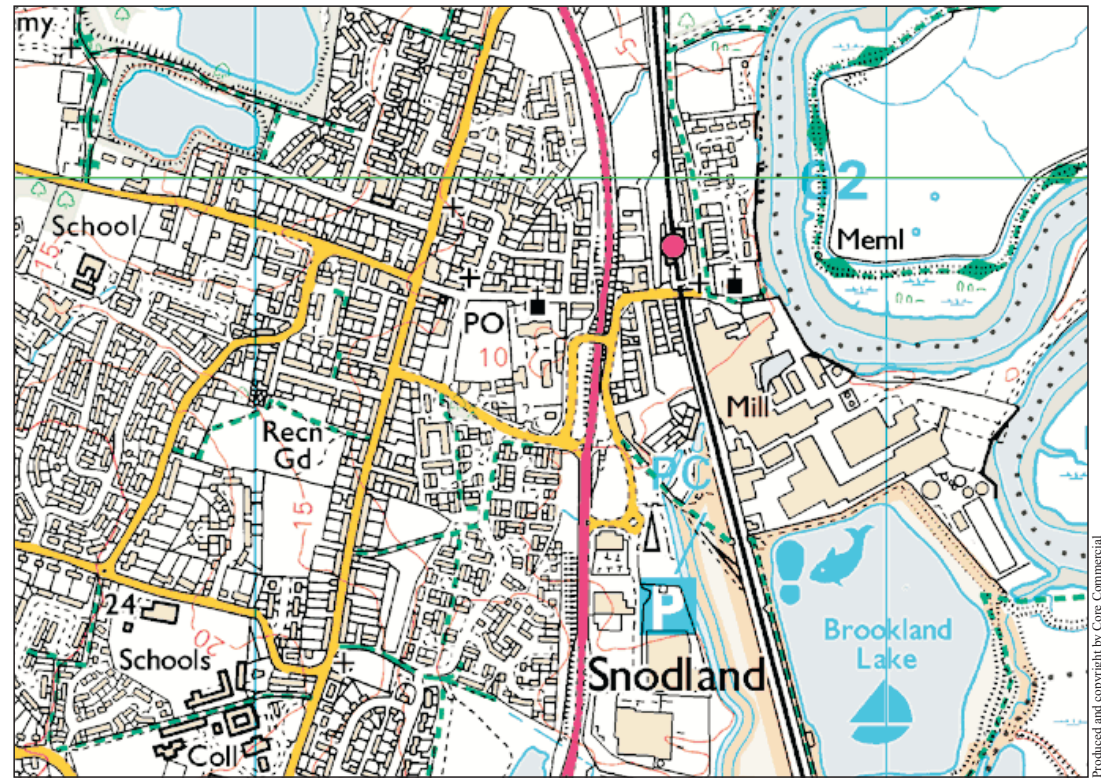
For sale freehold **£745,000**, subject to contract. No VAT. Rates payable £36,738 pa for 2013/14 - (Rateable Value £78,000)



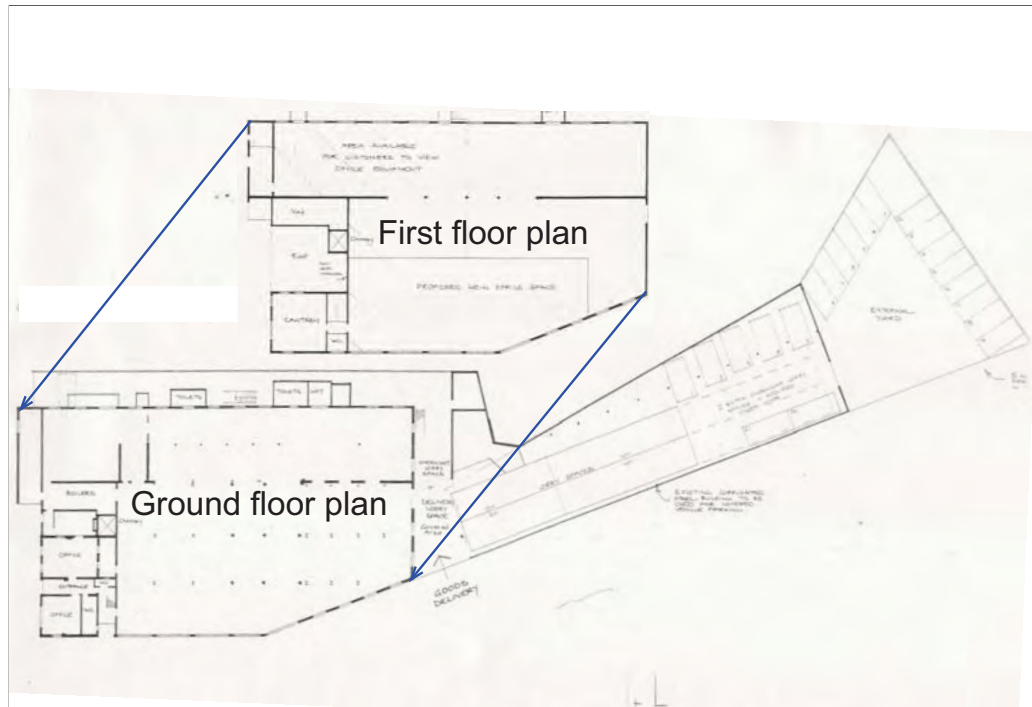
Freehold just £26 per sqft!



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