

OFFICES

To let or for sale



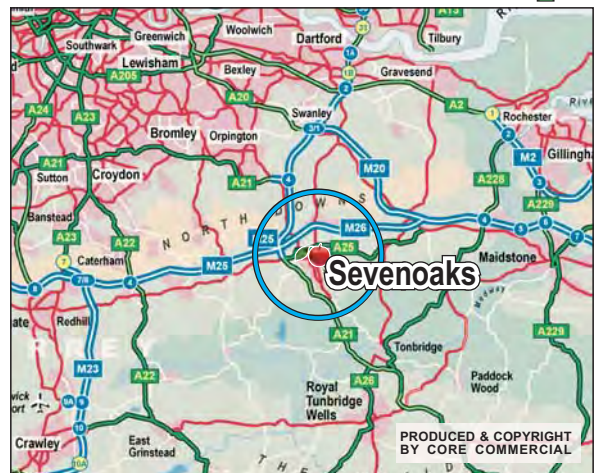
Minimum of four car parking spaces

Acorn House
119 - 121 Wickenden Road
SEVENOAKS Kent TN13 3PW

Location

Sevenoaks is about 30 miles south of London just off the M25 and A21. The property is North of Sevenoaks town centre just off the A225 St. John's Hill and Wickenden Road close to the junction with the A25. It adjoins Sevenoaks Hospital and a range of local shops. The property is within walking distance of both Bat and Ball station (quarter mile) and Sevenoaks mainline station (one mile).

400 sqft



Description

The premises have been tastefully refurbished to provide the following:

- Minimum of 4 car parking spaces on 130 ft drive
- Double glazed pvcU windows & doors
- Category 2 lighting. Outside light
- Three compartment dado trunking
- Electric heating
- Kitchen point with hot & cold water
- Toilet & basin
- Carpeted private & general offices

400 sqft

gross internal area

Planning

The property may be used for Office, Workshop or Store. The property may be suitable for alternative uses such as medical consulting rooms, subject to obtaining the necessary permissions.

Tenure

To let at £8,000 per annum (£670 per month) or for sale at £140,000, subject to contract. **NO VAT**. Rates payable £595 pa (including small business rate relief) for 2009/10 - (Rateable Value £2,550)

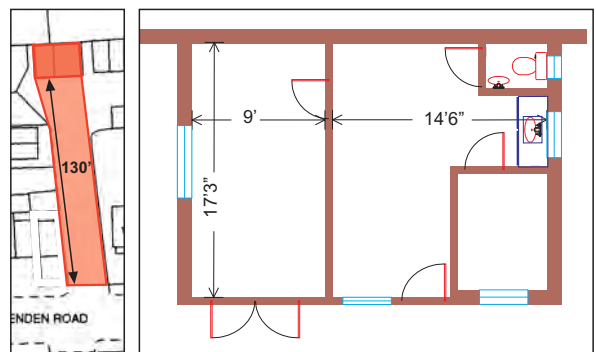
Contact

David Marriott or Neil Mason on 01892 834483

www.corecommercial.co.uk

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. The property is owned by a director of Core Commercial.

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