

Workshop with Offices To Let

CORE
COMMERCIAL
01892 834483



Unit 9 Warmlake Trading Estate Maidstone Road **SUTTON VALENCE** Kent ME17 3LQ

Location

Sutton Valence lies about 5 miles south east of Maidstone on the main A247 Maidstone to Headcorn and Tenterden Road. The property is just off the top of Sutton Valence Hill, north of Warmlake Road.

Description

A mid terrace industrial/warehouse unit with ground trade counter and newly fitted first floor offices. Height from 8'10" to 13'10" and 11'10" under mezzanine. Sectional shutter doors. Normal operating hours use restriction. Good car parking. Concrete floor. Male and female toilets.

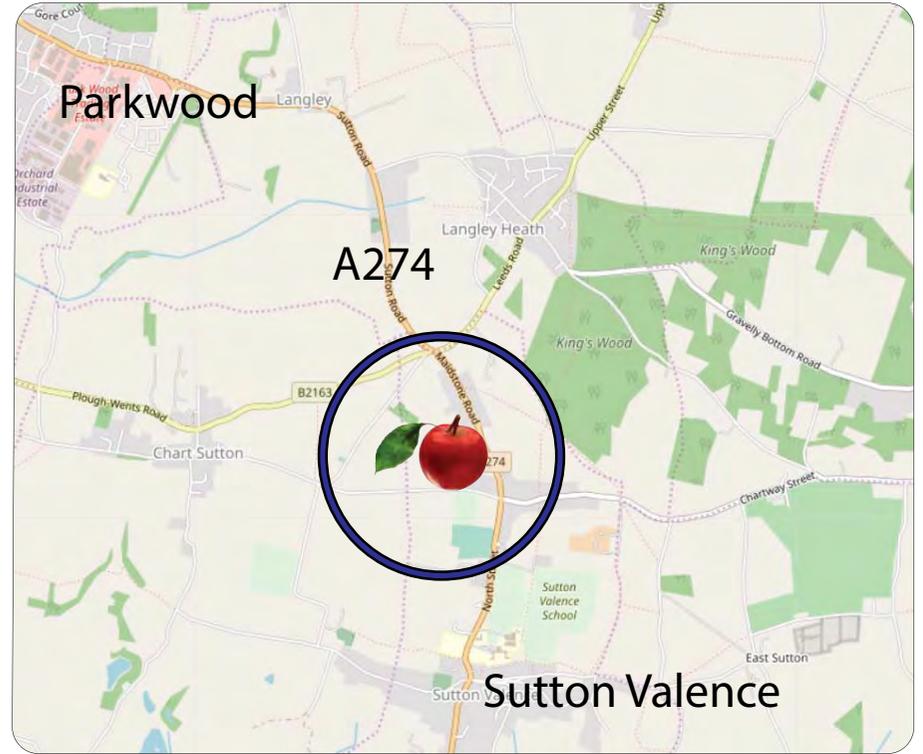
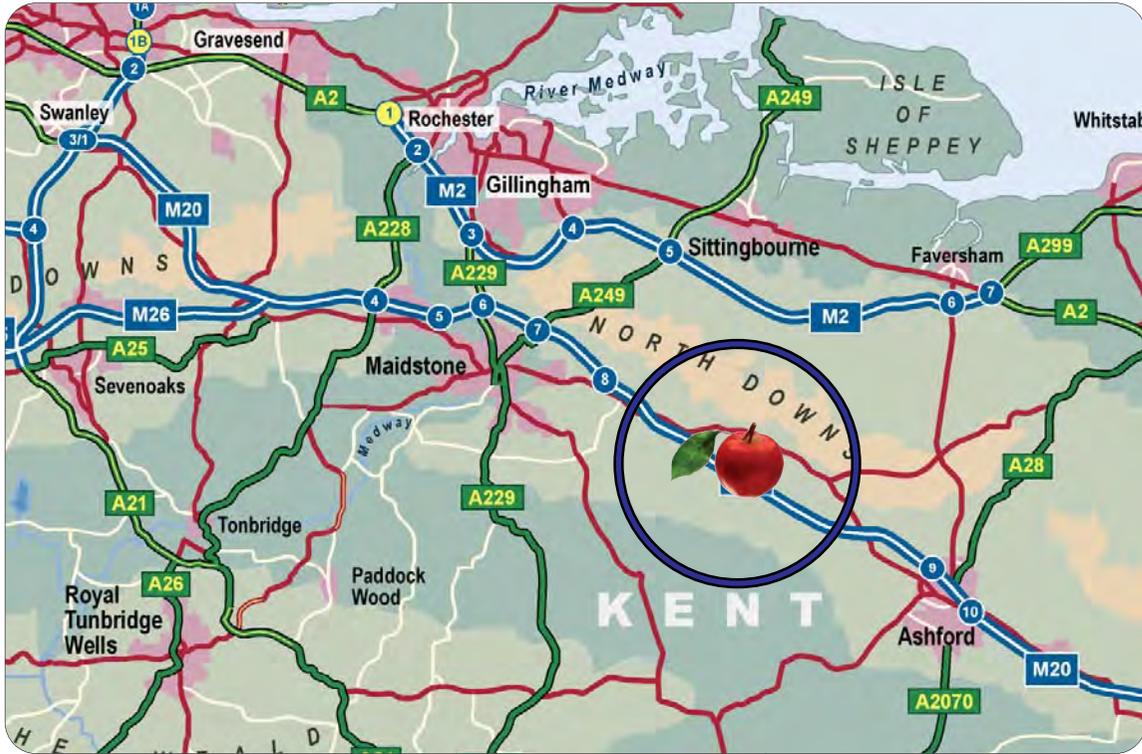
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|----------------------|-------------------|
| Warehouse & Showroom | 4,510 sqft |
| Mezz Offices & Store | 2,010 |
| Total | 6,520 sqft |

Terms

To let on 5 year lease at **£24,000** plus vat rising to £26,930 in June 2020 with review & break in June 2021. Rates payable for 2019/20 £11,376 pa (Rateable Value £23,750).



6,520 sqft




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COMMERCIAL
01892 834483
www.CoreCommercial.co.uk

David Marriott
David@CoreCommercial.co.uk
Neil Mason
Neil@CoreCommercial.co.uk

Core Commercial Limited, Unit 11 Offices, Dana Estate
Transfesa Road, Paddock Wood, Kent TN12 6UT

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