

# WORKSHOP & offices

To let (may sell)

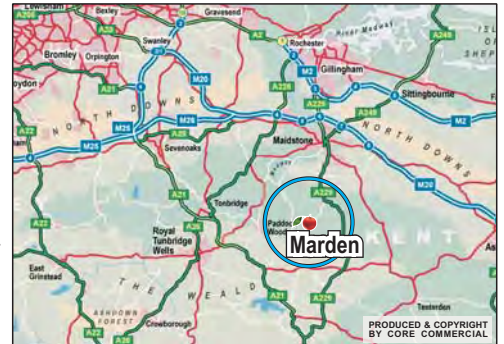


## 3,000 sqft

Weald House  
Pattenden Lane  
**MARDEN** Kent TN12 9QJ

### Location

Marden is situated 7 miles south of Maidstone and 10 miles north east of Tunbridge Wells. The property lies on the established Pattenden Lane industrial estate north of the village. Marden mainline railway station is nearby providing fast and frequent services to London and Ashford.



### Description

A detached workshop with two storey offices to front. Heating. Toilets and kitchen. 3 phase power. Fluorescent lighting. Extensive parking to front for 8 cars

<b>Workshop</b>			<b>1,780</b>
<b>Offices</b>	<b>Ground</b>	<b>540</b>	<b>1,080</b>
	<b>First (let)</b>	<b>540</b>	<b>2,860 sqft</b>
<b>Total</b>			

Rear nissen store also available 1,130 sqft

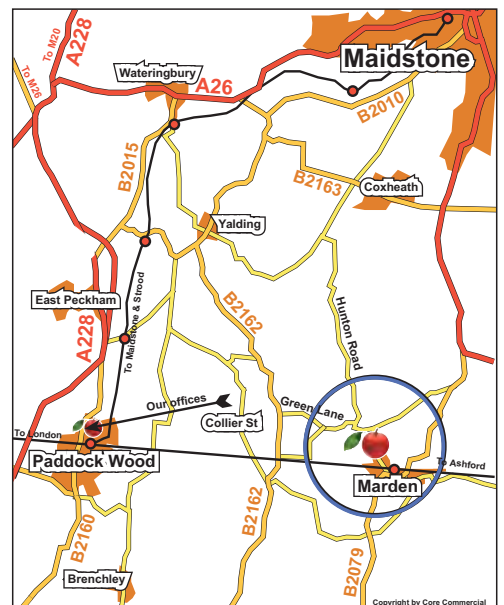
### Terms

To let at £14,000 per annum (£4.90 per sqft) excluding first floor offices. May sell freehold. Rates payable £5,846 pa year 2011/12. (RV £13,500).

### Contact

David Marriott or Neil Mason on **01892 834483**

[www.CoreCommercial.co.uk](http://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. We always recommend that any prospective purchaser or tenant take proper legal advice prior to entering into any commitment