

BUSINESS UNIT

To let or for sale

Unit 12 Larkstore Park
Lodge Road
STAPLEHURST Kent TN12 0QW

**1,000 sqft
+ Mezzanine**



Location

Staplehurst lies on the A229 about 10 miles south of Maidstone, north of the A262 between Tunbridge Wells and Ashford.

Staplehurst mainline railway station is just a few hundred yards from the property providing a fast and frequent service to London and Ashford.

Description

A modern single storey business unit with lined plastisol cladding and roof. Full carpeted mezzanine at first floor level. The property benefits from a roller shutter door, 3 phase power, kitchette and w/c. The following gross internal floor areas are provided:

Ground Floor	1,005
Mezzanine	949
Total	1,954 sqft
	(182 sqm)

2 car parking spaces + loading area

Terms

To let at £9,500 pa or for sale freehold at £145,000. Rates payable £3,298 per annum for 2009/10 - (RV £6,800)

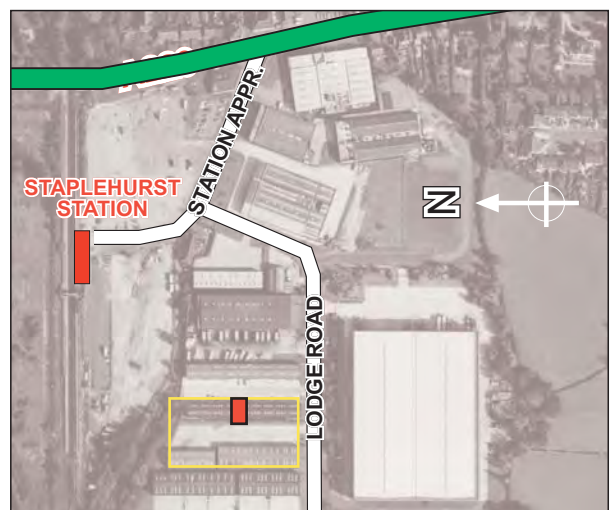
Contact

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

www.corecommercial.co.uk

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Core Commercial limited, Maidstone Road, Paddock Wood, Kent TN12 6DA
Fax: 01892 833921 mail@corecommercial.co.uk www.corecommercial.co.uk



01892 834483