

Workshop To Let



Unit 4 Apple Growers Estate
Lamberhurst Road

HORSMONDEN

Kent TN12 8DP

Location

Horsmonden lies 8 miles east of Tunbridge Wells and 5 miles south of Paddock Wood in a rural setting. The estate lies just south of the village on the B2162, 1.7 miles from the junction of the A21 with the A262.

Description

A clear span portal framed barn with single skin cladding, 20' eaves height (21'9" peak). Concrete floor 61 ft x 40 ft. Communal toilets. Mains water. 3 phase power can be available. Current sliding doors to be replaced with new roller shutter with pedestrian door as well as damaged side cladding. Excellent car parking.

2,440 sqft

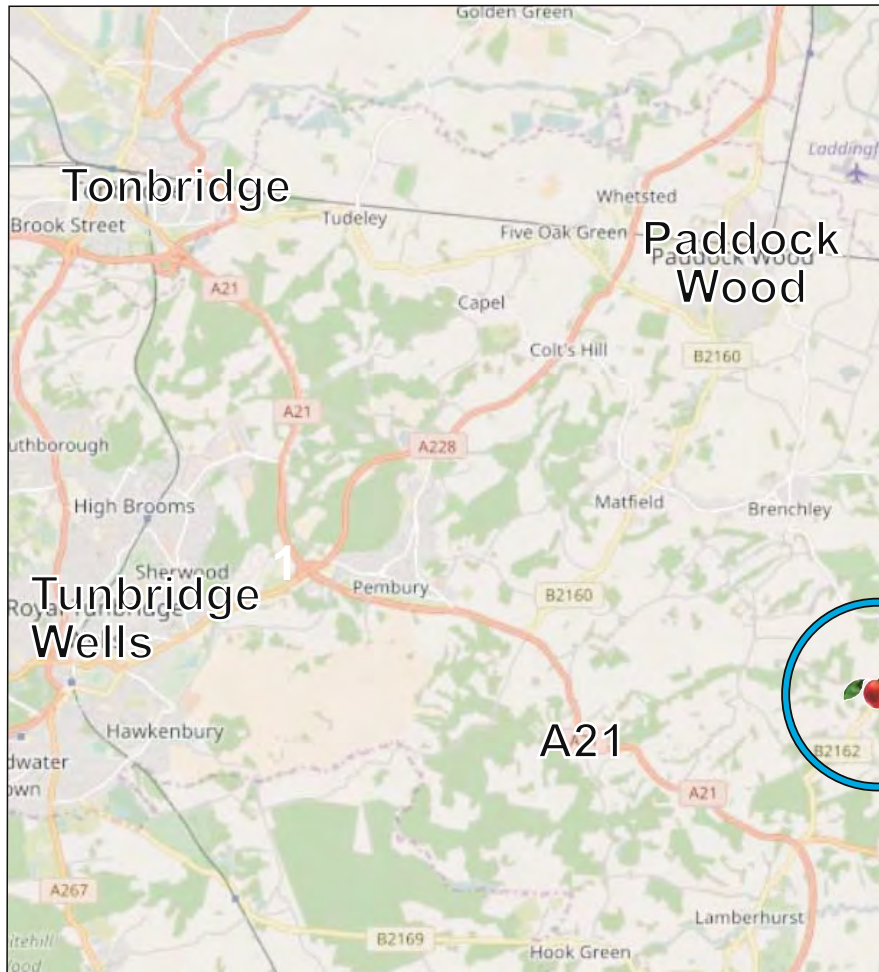
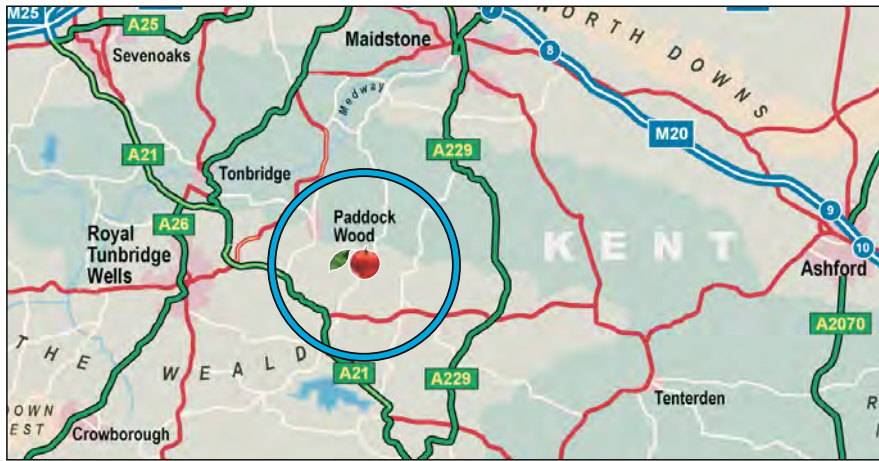
Terms

To let on a new lease direct from freeholder **£11,000** (£4.25 psf) pa plus VAT subject to contract.

Rates to be re-assessed. Estimated Rates Payable 2016/17: £2,710 although eligible for Small Business Rates Relief. (Estimated Rateable Value £5,600).



2,440 sqft



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