

# Warehouse To Let

**CORE**  
COMMERCIAL  
01892 834483



**Unit 11, Access 4:20**  
**Bellingham Way, Larkfield**

## **MAIDSTONE**

**Kent ME20 7HP**

### **Location**

Larkfield lies to the west of Maidstone approx 30 miles from Central London. Situated just off New Hythe Lane, 2 miles from Junction 4 of the M20 motorway.

### **Description**

A terraced warehouse unit of steel portal frame with metal clad elevations built in 2006. Eaves height of 20ft. 3 phase power. Warehouse lighting. Electric roller shutter door. Glazed pedestrian access. Toilet. Mezzanine storage. Externally there is a concrete loading area and car parking for 4 cars.

Ground Warehouse 1,938  
Mezzanine storage 635  
**2,573 sqft**

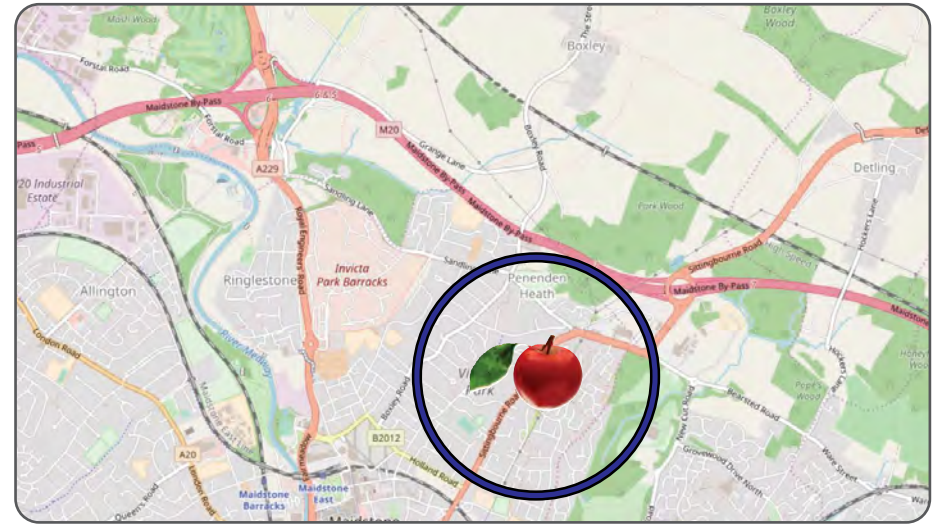
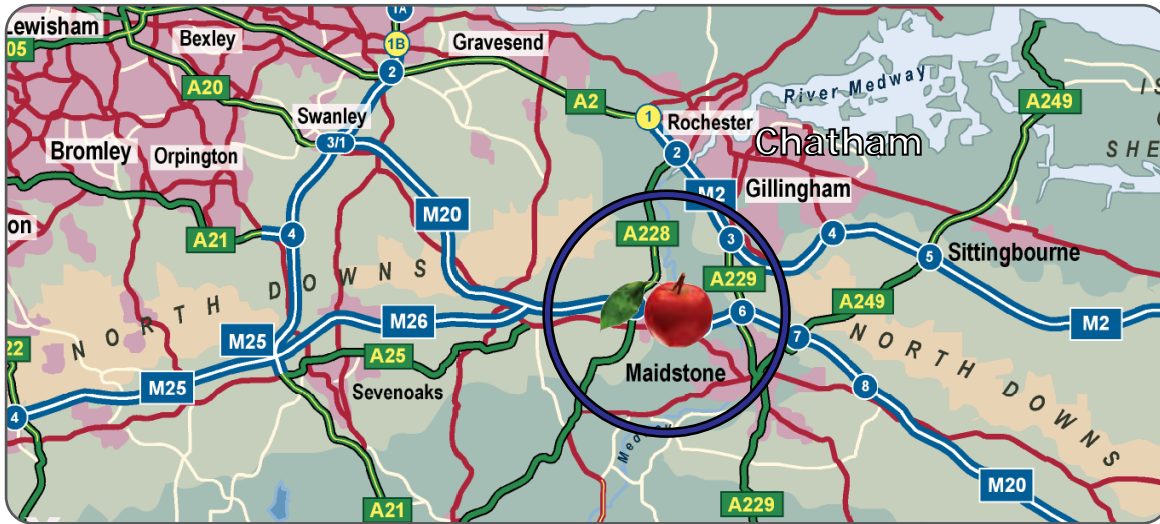
### **Terms**

To Let at **£27,500** per annum plus VAT.  
Rates payable 2024/25 £11,727.  
(Rateable Value £23,500). A rent deposit will be required.

# Rent reduced!

**2,573 sqft**






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