

Lakeside Park & Neptune Business Park

Strood, Rochester,
ME2 4LT

Industrial unit to let
1,855 - 12,577 sq ft



Industrial units to let

1,855 – 12,577 sq ft



Good access to
M2 J1&4



Up-and-over loading
doors



Modern industrial units



Dedicated loading
areas



On-site parking

Lakeside Park is part of the Medway City Estate, an established industrial and commercial area where some 2 million sq ft of accommodation has been developed since 1986.

These modern, purpose-built industrial units are available in a range of sizes, with some also including office space. The units have up-and-over loading doors and a private loading area. There is good access to the M2 via junctions 1 and 4.



Site plan & accommodation



Unit	Property Type	Size (Sq Ft)	Availability	Rent
Unit A1	Warehouse	2,335	Under Offer	£3,395 PCM
Unit D11	Office	4,124	Immediately	£4,160 PCM
Unit E17	Warehouse	4,263	Immediately	£5,300 PCM
Unit 3	Warehouse	1,855	Under Offer	£2,685 PCM
Total	-	12,577	-	-



Location



Located off the M2 motorway via the Medway Towns Northern Relief Road and the Medway Tunnel. The M2 in turn gives good access to the M25 and London orbital motorway to the west and the channel ports to the east.



Travel times

Cities

London 117 miles

Coventry 140 miles

By Train

Rochester 4 miles

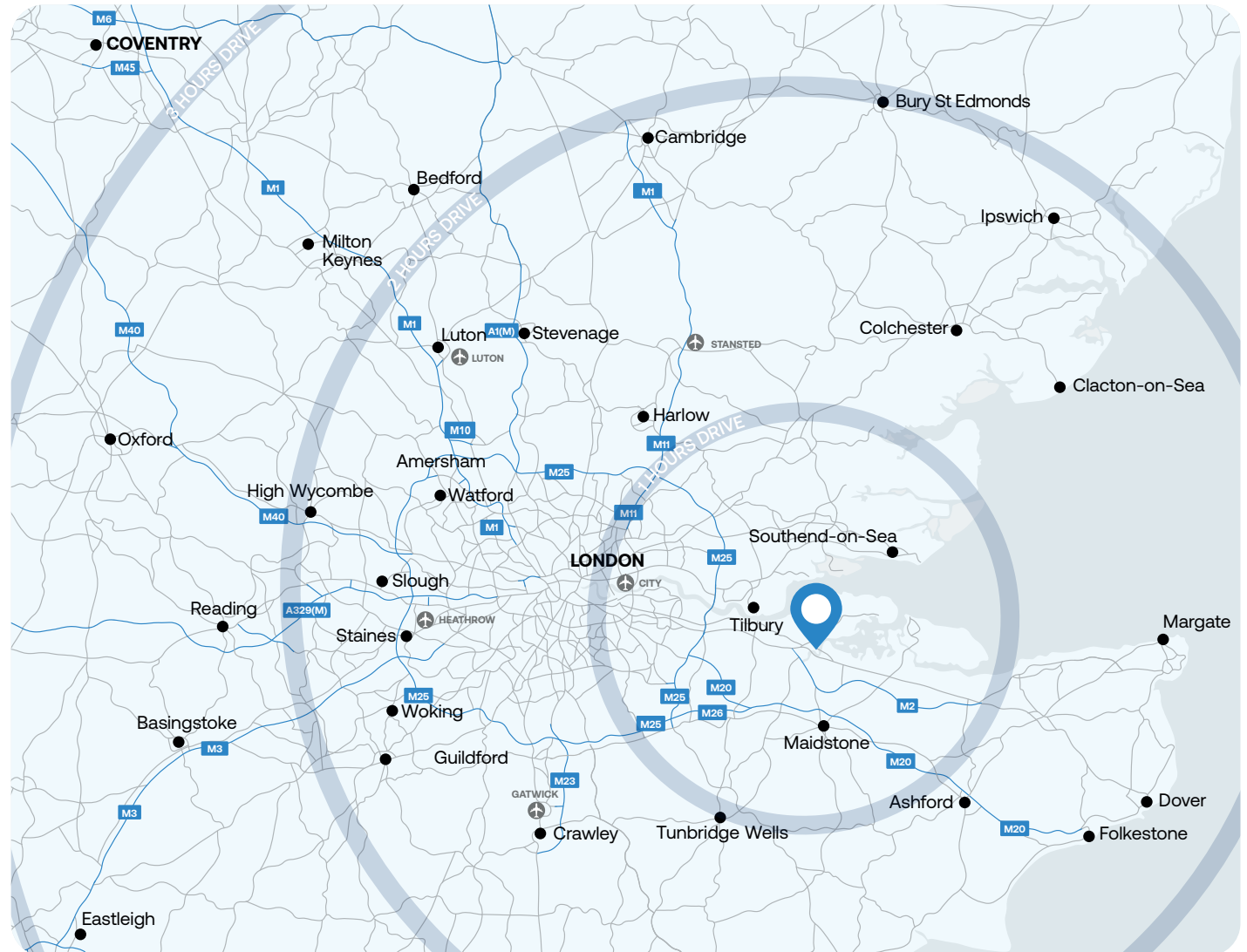
By Air

London City Airport 29 miles

London Southend Airport 42 miles

Motorways

M2 6 miles



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Further information:

EPC

Rating C - D11

Rating B - 17

Rating B - A1

Rating B - 3 Neptune

Terms

Available on new full repairing
and insuring leases.

VAT

VAT will be payable where
applicable.

Legal Costs

All parties will be responsible
for their own legal costs
incurred in the transaction.

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