

Kencot Close Business Park

Alder Close, Kent, DA18 4AB
Warehouse | 804 - 1,595 ft²



Roller shutter door



Dedicated parking spaces



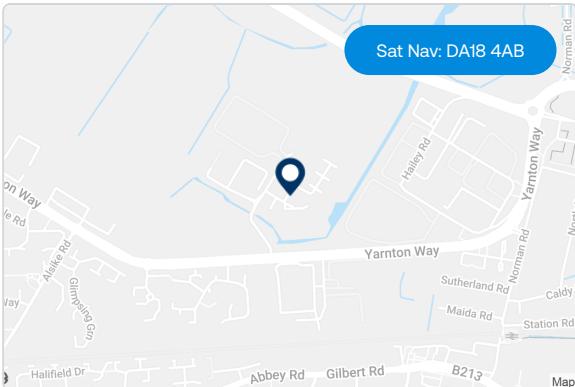
7 miles west of J1a M25



Mains services

Available to Let





Description

Kencot Close is a local industrial estate comprising small units. The units have part brick and profile metal clad front and rear elevations and concrete floors. The unit benefits from a roller shutter door and a separate personnel door. The units are connected to mains services, have three phase electricity and WC facilities. Each with car parking and loading

Further information

EPC
Unit 3: C, Unit 18: D,
Unit 11: C, Unit 21: C,
Unit 22: E

Rent
Monthly rent is an estimate based on a three-year term, excluding VAT, insurance, service charge. Payment terms vary.

Terms
Available on new full repairing and insuring leases.

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

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Amelia Hosking
Mileway
southeast@mileway.com
0203 991 3516

Max Doobay
Glenny
m.doobay@glenney.co.uk
07900 735 995

Chris Birch
Ryan
christopher.birch@ryan.com
07976 681 951

Charles Newland
Glenny
C.Newland@glenney.co.uk
07553 416 427

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Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)
Unit 3	Warehouse	1,595	Immediately	2,990
Unit 11	Warehouse	1,399	Immediately	2,625
Unit 18	Warehouse	804	Immediately	1,475
Unit 21	Warehouse	1,481	Immediately	2,775
Unit 22	Warehouse	1,033	Immediately	1,935
Total		6,312		

Rent is quoted on a per calendar month basis and is provided as a market estimate, subject to change on an assumed three year term. Rent is quoted exclusive of rates, VAT, insurance, and service charge. Please note that rent payment may not be due monthly

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