

15 NEPTUNE BUSINESS ESTATE, NEPTUNE CLOSE, MEDWAY CITY ESTATE, ROCHESTER, KENT ME2 4LT



INDUSTRIAL/WAREHOUSE UNIT

1,890 SQ. FT. (176 M²)

TO LET

LOCATION

Neptune Business Estate is located off Neptune Close on the Medway City Estate. Unit 4 enjoys direct frontage and visibility to Neptune Close. There is excellent access from the Medway City Estate via the A289 Wainscott Bypass and Medway Tunnel which give dual carriageway access to both Junctions 1 & 4 of the M2 motorway.

DESCRIPTION

- Industrial/warehouse unit
- Refurbished to include recoated cladding, new roof lights etc.
- Clear span steel portal frame
- 6m eaves height
- Sectional up and over loading door
- Offices at first floor level
- Forecourt parking
- Goods loading access

ACCOMMODATION

Ground Floor

Industrial/warehouse 1,678 sq. ft. (156 m²)

First Floor

Office 212 sq. ft. (20 m²)

Total 1,890 sq. ft. (176 m²)

Outside

Block paved forecourt with goods vehicle access and car parking spaces.

RENT

£25,000 per annum exclusive.

LEASE

A new lease is available for a term to be agreed on a full repairing and insuring basis.

LOCATION PLAN



SERVICE CHARGE

An estate service charge is payable by the tenant to contribute towards maintenance and upkeep of the common parts of the estate.

BUSINESS RATES

The current entry in the Rating List 2017 is Rateable Value £11,750.

LEGAL COSTS

Each party to bear their own legal costs.

EPC

An Energy Performance Certificate has been commissioned.

VIEWING

Strictly by appointment via the joint agents:-

WATSON DAY CHARTERED SURVEYORS

01634 668000

CAXTONS CHARTERED SURVEYORS

01474 567666

IMPORTANT NOTICE: 2 The Oaks Business Village, Revenge Road, Lordswood, Chatham, Kent ME5 8LF

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