

## UNIT A8 CHAUCER BUSINESS PARK KEMSING

Warehouse/Industrial area 5,145 sq ft. 1st Floor offices 556 sq ft. Total 5,701 sq ft



### ADDRESS

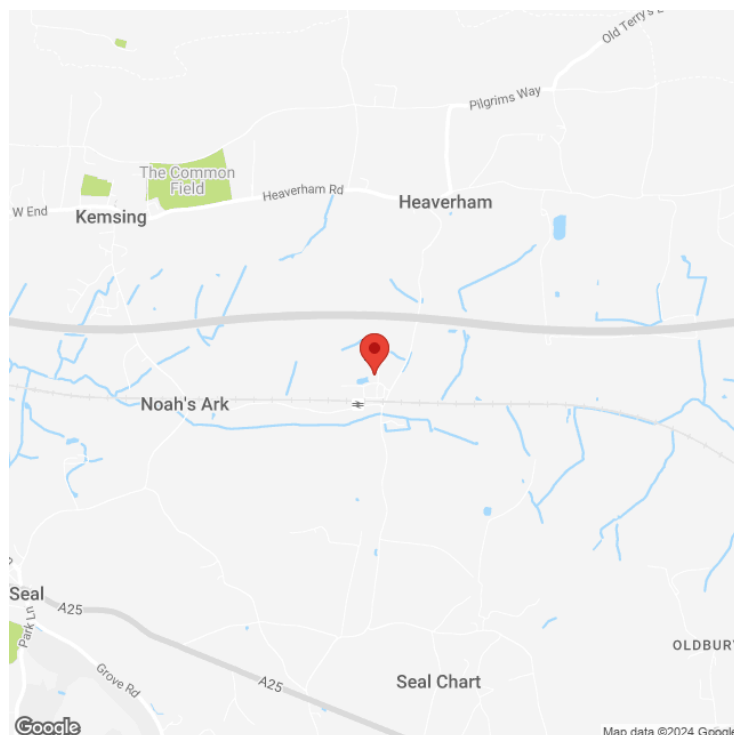
Unit A8 Chaucer Business Park  
Watery Lane  
Kemsing  
SE23 3QZ

### DESCRIPTION

**Warehouse Industrial Unit To Let** Chaucer Business Park is off the A25 with direct access to the M26 (Junction 2 Wrotham) – 5 miles to the east and the M25 (Junction 5) – 5 miles to the west. The property adjoins Kemsing railway station with services into London Victoria.

The property is a fully refurbished modern, mid-terraced warehouse/industrial unit with steel portal frame construction providing column free space. The lit workshop/warehouse area has a full height electrically operated loading door. 1st floor has a kitchen/ breakout area which may be converted to provide office space. EPC Rating E108

Dated: 22/11/2024



## SPECIFICATION

- Warehouse lighting
- Electrically operated loading door
- Three phase power supply
- 10 parking spaces
- Warehouse warm air heating
- Kitchenette facility

**Tenure** Leasehold terms upon application

**Rent** Rent on application

**Service Charge** N/A

**Rates** To be assessed

**Size** Warehouse/Industrial area  
5,145 sq ft. 1st Floor offices 556  
sq ft. Total 5,701 sq ft

## CONTACT

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Dated: 22/11/2024

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