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Northend Trading Estate Erith DA8 3PP



TO LET Light Industrial Units

Size from 111 m² (1,203 ft²) to 219 m² (2,362 ft²)

letdirectonline.com/Northend

On the Instructions of:



Location

The estate is situated off the westbound side of Northend Road (A206) which in turn links on to A2016 Bronze Age Way and is therefore ideally positioned on the dual carriageway which links the Blackwall Tunnel to the west with the M25 at Junction 1A (Dartford Crossing) to the east. The estate is also close to the established commercial areas of Crayford, Dartford, Erith and Belvedere.

Accommodation Schedule

We are advised the units have the following Gross internal areas (G.I.A):

Units	Sq M	Sq Ft	EPC's
3	111.8	1,203	C - 69
6	219.4	2,362	D - 80
8	134.3	1,446	D - 97
9	135.6	1,460	E - 104

EPCs for available units can be downloaded from our website. Please visit www.ipif.co.uk.

Description

The properties are steel frame units with part brick/blockwork and part profile metal clad elevations below a pitched roof incorporating translucent light panels. The units benefit from solid concrete floors, full height roller shutter doors and WCs.

Amenities

- Full height loading door
- 3 Phase power
- Lighting to warehouse
- W.C. facilities
- Car parking to yard

Lease Terms

The units are available on new flexible leases on a Full Repairing and Insuring basis with terms to be agreed.

Business Rates

For verification of the current business rates, interested parties are advised to contact the local authority.

Service Charge

A service charge is levied for the upkeep and maintenance of the common areas. Further details are available upon request.

Legal Costs

Each party will be responsible for their own legal costs incurred in this transaction.



VAT

All figures quoted are exclusive of VAT, which is applicable on all IPIF Estates.

Viewing

Strictly by prior arrangement with the agent.



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Ben Randall
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Northend Trading Estate, Erith



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