

## Unit 8 Sharvatt Business Centre, Keats Road, Belvedere, Kent DA17 6BP

Industrial / warehouse unit of 15,025 sq ft available on short term agreement

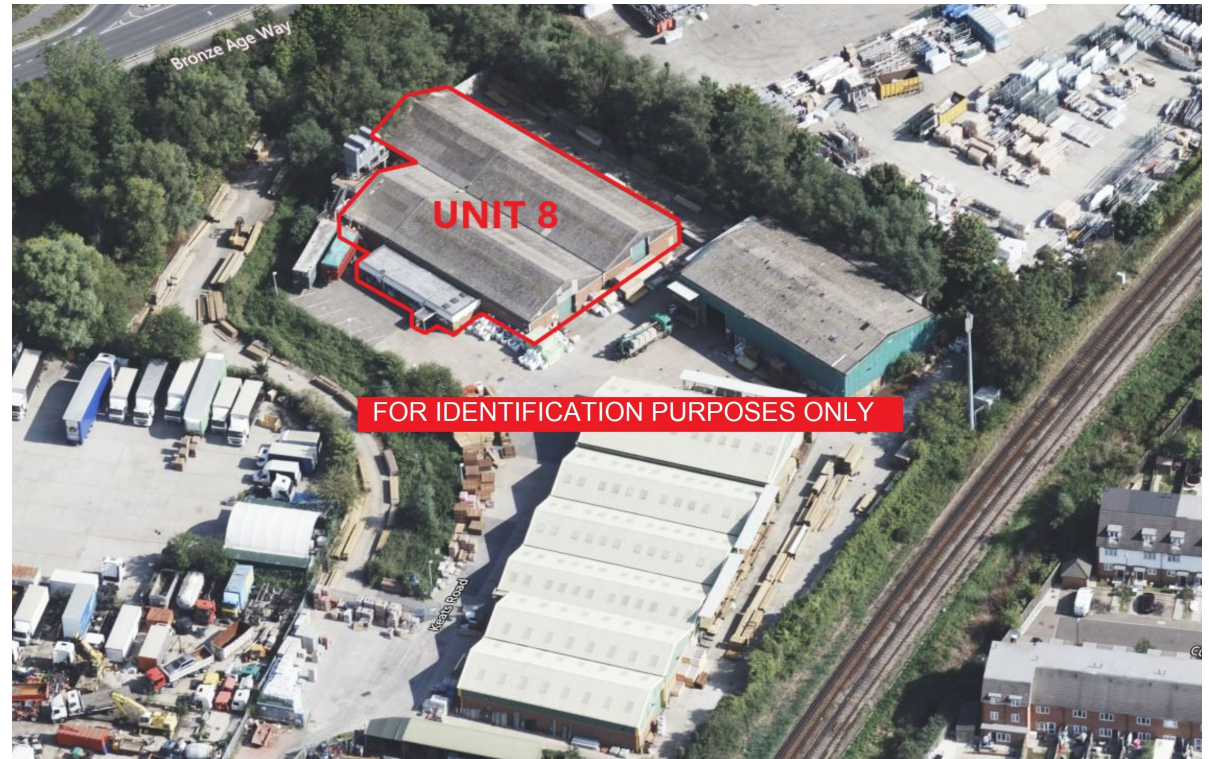
- Suitable for a range of industrial, trade or commercial uses
- 3 phase power
- WC / Kitchen facilities
- Good quality concrete / tarmac yard
- Accessible from Keats Road

### Location

Sharvatt Business Centre is located on the western side of Crabtree Manorway South within the established Belvedere Industrial Area, with access via the A2016. This dual carriageway provides direct access via the A206 to J1 of the M25 within approximately 5 miles of the units. Belvedere train station is within one mile providing a regular service to London Bridge Station.

### Description

The property comprises an industrial / warehouse unit of concrete frame construction with traditional brick elevations and open plan accommodation internally. The eaves height of the building ranges from 4.3m to 6m.



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### Description

Additionally there is ground floor office space, WC / kitchen facilities, 3 phase power and generous parking / loading areas.

### Accommodation

The premises have been measured in accordance with the RICS Code of Measuring Practice on a gross internal (GIA) basis as follows:

Floor	Sq Ft	Sq M
Ground Floor	15,025	1,395.82
TOTAL	15,025	1,395.82

### Terms

Flexible lease terms available.

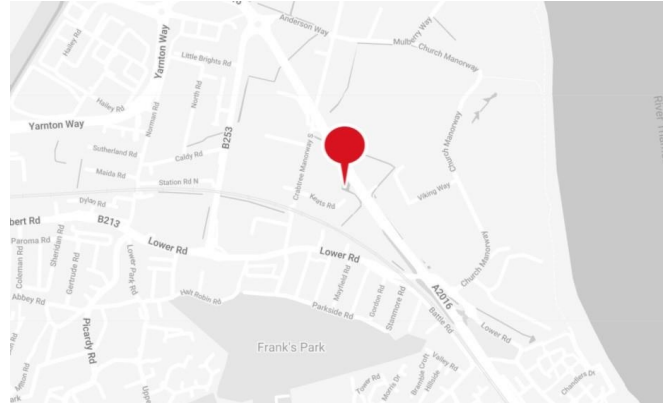
### Rent

On application.

### VAT

We are advised that VAT is applicable.

### Location Map



### Business Rates

The property is assessed as follows:

Warehouse & Premises: £97,500

Interested parties are advised to contact Bexley Council in regard to exact rates payable.

### Energy performance certificate

We understand the property has an EPC rating of C-64.

### Joint Agents

Watson Day - 01634 668000

### Next steps...

For further details on these and many other available properties please contact:



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