

New Office Accommodation, Headcorn Road, Grafty Green, Near Lenham, Kent



**FOR SALE OR
TO LET**

**256.1 / 512.4 sq m
(2,757 / 5,515 sq ft)**

Location

The property will be located in a pleasant semi-rural location on the Headcorn Road on the village of Grafty Green, approximately 11 miles to Maidstone. Lenham is two miles distance where there is access to the A20 trunk road and mainline rail station to Maidstone and Ashford.

Description

This new development will comprise an attractive two storey office building with ample parking and which will provide two adjoining self-contained office units. The accommodation, which will have a modern specification, will be mainly open plan with kitchen and WC facilities.

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Where applicable all figures quoted are exclusive of VAT

CAXTONS COMMERCIAL LIMITED Surveyors and Property Consultants
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Registered Number: 2492795



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Accommodation

It is proposed that the property will comprise the following gross internal areas:-

Unit 1 256.17 sqm **(2,757 sqft)**

Unit 2 256.17 sqm **(2,757 sqft)**

Terms

The accommodation will be available as separate units or as a whole either for sale on a 999 year lease or to lease for a minimum term of 10 years.

Rates

To be assessed.

Legal Costs

Each party is to be responsible for their

Viewing

By appointment with:

Mark Coxon



893588 October 2017



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