

Bigginswood, Caesers Way, Folkestone, CT19

For Sale - OIRO £450,000



, 6000 sq. feet (557.42 sq. meters), Land

Folkestone town centre is approximately 1 mile to the south with Ashford and Dover being within approximately 13 and 8 miles respectively. Folkestone has superb links to London via the High Speed Rail Link in under 1 hour from either Folkestone Central or Folkestone West stations while Dover has access to the continent via Dover Port.

The plot of land is situated in Bigginswood, Caesers Way which has planning permission for 48 industrial units including two office blocks of 6,000 sq ft.

The available plot has permission for a 6,000 sq ft office block situated over two floors with associated parking for 16 vehicles (including two disabled parking spaces)

The building is also available on a shell and core basis and can be discussed separately with the developer at a figure of £1,050,000.

We understand all main services will be connected to the premises.

For Sale: £450,000 plus VAT at the prevailing rate.

Use: The use of the Property as an office under (B1)

Each party to be responsible for their own legal costs.

For further information, please contact Motis Estates Chartered Surveyors oin 01303 212020.

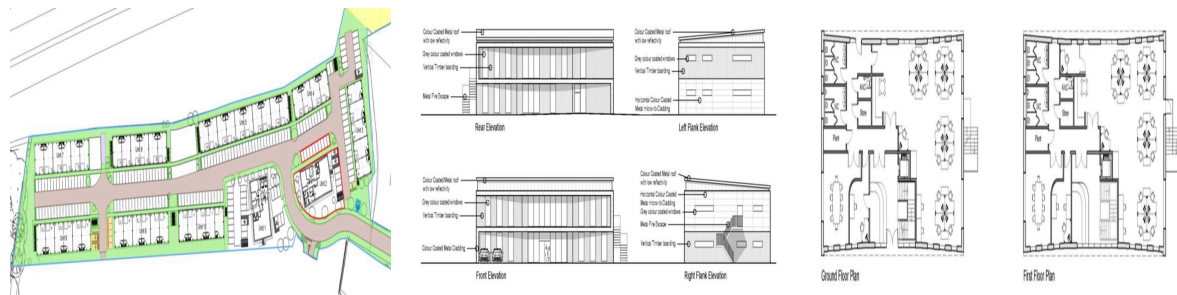
VACANT POSSESSION UPON COMPLETION

SUBJECT TO CONTRACT

This firm operates a Complaints Handling Procedure, details of which are available upon request

#### IMPORTANT NOTICE FROM MOTIS ESTATES

Descriptions of the property are subjective and are used in good faith as an opinion and NOT as a statement of fact. Please make further specific enquires to ensure that our descriptions are likely to match any expectations you may have of the property. We have not tested any services, systems or appliances at this property. We strongly recommend that all the information we provide be verified by you on inspection, and by your Surveyor and Conveyancer.



#### Contact

A: Motis Estates

T: 01303 212020

E: sales@motis-estates.com

Reference: **MOTIS\_007807**

#### IMPORTANT NOTICE FROM MOTIS ESTATES

Descriptions of the property are subjective and are used in good faith as an opinion and NOT as a statement of fact. Please make further specific enquires to ensure that our descriptions are likely to match any expectations you may have of the property. We have not tested any services, systems or appliances at this property. We strongly recommend that all the information we provide be verified by you on inspection, and by your Surveyor and Conveyancer.