Property Details

Tersons the voice of experience

Per Annum



First Floor Office space in a new building on a new estate at Whitfield.

Easy access to the A2 and road network.

Close to warehouse shops and trade counter units.

Busy out of town location.

- FIRST FLOOR OFFICE
 SPACE
- 3 ALLOCATED PARKING SPACES
- OPEN PLAN OFFICE
- NEW LEASE AVAILABLE
- ENERGY RATING B (26)



To arrange a viewing please call01304 246111

Own entrance. Open plan area incorporating some kitchen units and sink. Own toilets to landing.

Ground Floor

Staircase to first floor office space

Landing

Incorporating two cloakrooms.

Office Area

Approx. 146.57 sq m / 1577 sq ft. Incorporating kitchen units.

Externally

There are three allocated parking space. Plus visitor spaces on a first come basis.

Services

Mains electric, water and drainage

Rateable Value

To be advised

Rent

£16,650 per annum

Lease

A new lease is available. Terms to be agreed. The ingoing tenants will be responsible for internal repairs and decoration.

Energy Performance Certificate

EPC Rating B (26)

Legal Costs

The incoming tenant will be responsible for paying the landlord's reasonable legal fees for the preparation of the lease.

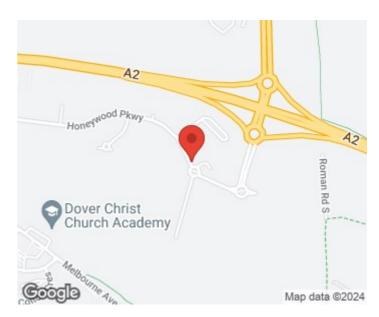
Service Charge

The tenant is to reimburse the landlord 25% of the building insurance premium for the current year this is £850.00. Cost of repair to the exterior of the building 19-22 Honeywood Parkway. The tenant will also pay a share of the site maintenance of the common areas. eg roads, car parking spaces, window cleaning, etc. The tenant will also pay £50 pm towards the CCTV, alarm and door security.

The above information should be checked by your legal representative before proceeding.

Viewing

Strictly by appointment with Tersons 01304 246111 Email: dover@tersons.com







Money laundering regulations - Intending purchasers will be asked to produce identification documentation at a later stage and we would ask for your co-operation in order that there will be no delay in agreeing the sale.

Tersons for themselves and for the vendors or lessors of this property whose agents they are give notice that:- (1) These particulars are set out as a general outline only for the guidance of intended purchasers or lessees and do not constitute part of an offer or contract. (2) All descriptions, dimensions, reference to condition, services or appliances and necessary commissions for use and occupation are given without responsibility and any intending purchasers or tenants must satisfy themselves as to their correctness. (3) The vendors or lessors do not make or give, and neither do Tersons for themselves nor any person in their employment any authority to make or give any representation or warranty whatever in relation to this property. (4) These details do not form part of any contract to purchase or lease or lease the property.

RSONS

www.tersons.com

29 Castle Street, Dover, Kent, CT16 IPT

