



32 TV

32 Tower View

Kings Hill, J4 M20, Kent

A two storey, air conditioned building available as a whole or by floors providing

17,583 sq ft IPMS3 (1,634 sq m) - ground floor
99 car parking spaces

17,664 sq ft IPMS3 (1,641 sq m) - first floor
100 car parking spaces

35,247 sq ft IPMS3 (3,275 sq m) - whole building
199 car parking spaces

KINGS HILL



www.kings-hill.com



Location

Kings Hill is 2 miles from Junction 4 of the M20 which leads to the M26/M25 and from there to Heathrow, Gatwick, Stansted and City airports. Ebbsfleet International is just 25 minutes by road. Free parking, plus car share scheme and shuttle bus link to West Malling for Kings Hill railway station, with services into London, are welcomed by visitors and staff alike.

With c9,000 people living in Kings Hill, business occupiers benefit from a doorstep pool of labour. Employees enjoy the village centre shops, pub, restaurants, day nurseries, golf course, cricket ground, sports park and David Lloyd fitness centre.

Description

32 Tower View is a two storey office building providing flexible and subdivisible work space. Two wings of office accommodation are organised around a landscaped area with central core, lift and entrance area. The building is in a prominent location on the main thoroughfare and is situated close to Kings Hill's amenities in Liberty Square.

Specification

- > Full height reception with feature staircase
- > V.R.F. air conditioning
- > Gas fired central heating, naturally ventilated
- > Suspended ceilings with recessed lighting
- > Carpeted, full access, raised floors
- > 13 person passenger lift within central core area, suitable for operation by disabled persons
- > Communal WC cores, plus disabled and shower facilities
- > EPC - (tbc)

Terms - On application

Kings Hill Property Management

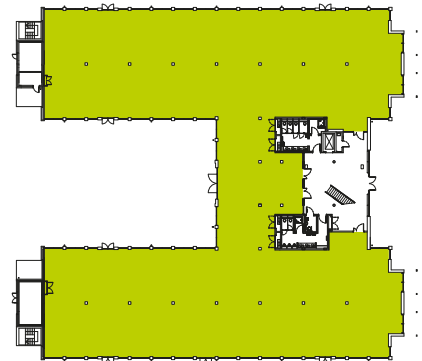
A site based team provides planned property maintenance, a rapid response and 24 hour help desk.

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Ground Floor

(for indicative purposes)



First Floor

(for indicative purposes)



Floor Areas (IPMS3)

	sq ft	sq m	parking spaces
Reception	1,348	125	
Ground floor	17,583	1,634	100
First floor	17,664	1,641	99
Total	35,247	3,275	199

Available as a whole or by floors.

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MISDESCRIPTION: Particulars are submitted for guidance only and do not form part of any contract. Applicants must rely upon their own enquiries upon all matters relating to properties they intend to acquire. All floor areas quoted are approximate. All terms are exclusive of Value Added Tax. 03/23

Developed and managed by



Only 2 miles from Junction 4 / M20