

# Schooner Crossways Business Park Kent

TO LET - Modern industrial / warehouse unit  
3,985 sq ft (370 sq m)

EV charging points



First floor offices



External loading and parking areas



3 phase electric supply

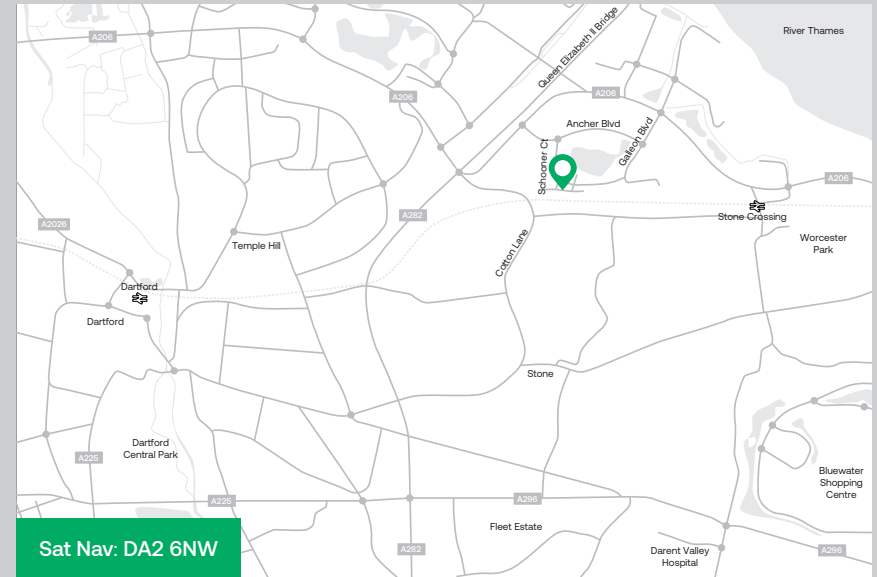
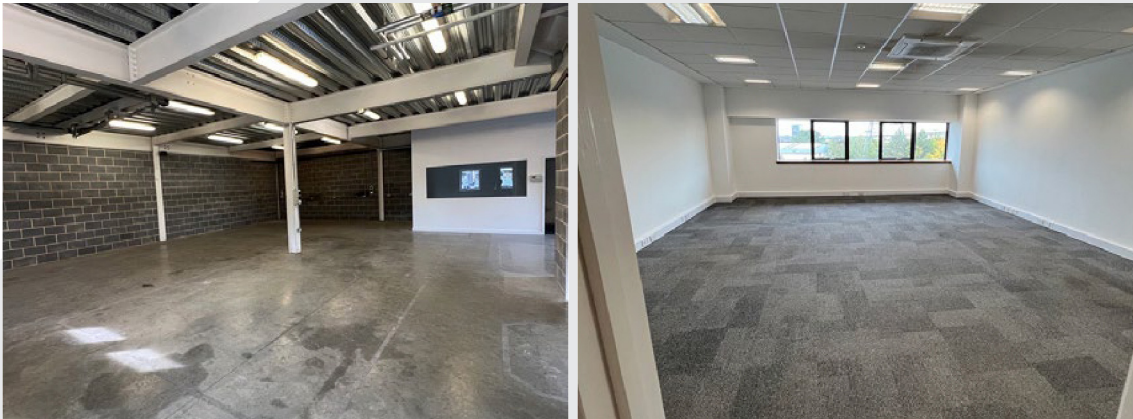


Level access loading door



# Schooner Park, Kent

Schooner Park, Crossways Business Park, Dartford, Kent DA2 6NW



## Description

The property comprises of a modern terraced industrial unit of steel portal frame construction with profile metal clad elevations under a sloped roof. The warehouse benefits from a single level loading shutter door and WC facilities on the ground floor. The offices are situated at first floor level and benefit from suspended ceilings with air conditioning, perimeter trunking and double glazed windows.

## Location

Schooner Park is located on Crossways Business Park at Junction 1a of the M25, close to Bluewater Shopping Centre and Ebbsfleet regeneration project. The Park has excellent public transport facilities with the Fast Track bus route linking Dartford to Gravesend via Crossways.

It also has two railway stations – Greenhithe and Stone Crossing – on the Gillingham to London line (approximately 40 minutes to Central London). Ebbsfleet International station is approximately 3 miles to the east (17 minutes to Central London).

## Rent

On application.

## Legal Costs

All parties will be responsible for their own legal costs incurred in the transaction.

## Viewing / Further Information

Please contact:

### Altus Group

Stewart Smith  
Stewart.Smith@altusgroup.com  
01322 285 588  
07841 460 308

## VAT

VAT will be payable where applicable.

## Terms

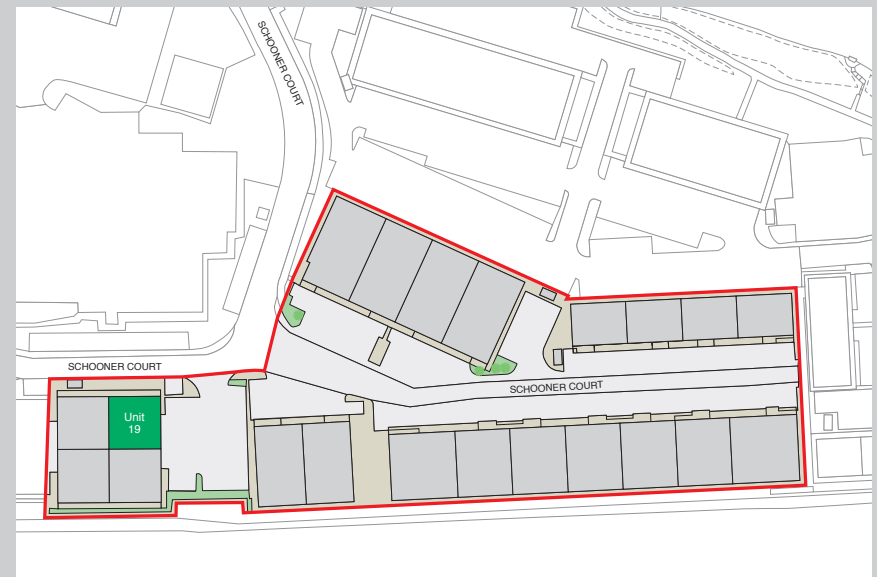
The unit is available on a new FRI lease for a term to be agreed.

### Mileway

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Property owned by **Mileway**

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## Accommodation

Floor areas are as follows:

Unit	Area (sq ft)	Area (sq m)
Unit 19	3,985	370

**Mileway**