

Larkfield Mill Aylesford

Available to Let
Warehouse
39,963 sq ft (3,713 sq m)



Corner property with 2 secure yards



Close to M20 and New Hythe Station



6 - 8.25 m eaves height



Secured car parking area



Level access loading doors



EV charging points

Larkfield Mill

Bellingham Way, Aylesford, ME20 6SQ



Description

A 3 bay steel framed industrial/warehouse unit with profile steel clad elevations. Benefitting from natural and fluorescent lighting. There is a clear internal eaves height of between 6 to 8.25 m. There are well appointed internal offices and two secure yards.

Location

Larkfield Mill is located off Bellingham Way at the New Hythe Business Park in Aylesford. The estate is easily accessible from the M20, providing direct access to the M25 and national motorway network, the Channel Tunnel and ports to the south.

There are 5 bus routes linking to Maidstone, Kings Hill & Snodland, Addington, Burnham and Larkfield. The Centre of Maidstone is 30 minutes by bus. New Hythe and Aylesford stations served by Southeastern Trains on the Medway Valley Line provide a direct service to the main interchanges at Strood and Tonbridge for London connections to St Pancras and Charring Cross respectively. Strood offers peak time high speed services into St Pancras in just over 30 minutes and Thameslink services through to Luton.

EPC

EPC rating B (43)

VAT

VAT will be payable where applicable.

Terms

Available on new full repairing and insuring leases.

Legal Costs

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

Viewing / Further Information

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Accommodation:

Unit	Property Type	Size (sq ft)	Size (sq m)	Availability	Rent
Unit 3	Warehouse	39,963	3,713	Immediately	£41,630 PCM
Total		39,963	3,713		

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