



# GROVE

BUSINESS PARK

SELLINDGE, KENT

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**AFFORDABLE, FLEXIBLE AND HIGH QUALITY  
BUSINESS SPACE AVAILABLE TO RENT OR BUY**

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Quinn  
Estates

Directly accessed from the A20 as part of a major new development, Grove Business Park is well placed for the easy access onto the M20.

## SITE WIDE MASTERPLAN

Grove Park  
New Housing Development

A20

M20

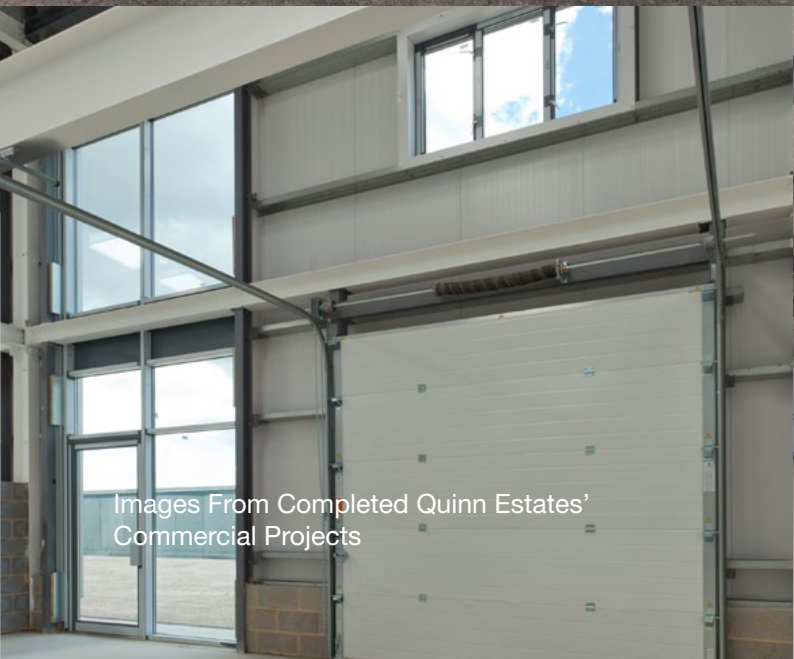
  
**GROVE**  
BUSINESS PARK







**Delivered by Kent's most proactive developer of commercial space, Grove Business Park provides an exceptional location for doing business**



Images From Completed Quinn Estates' Commercial Projects



## SPECIFICATION

These new flexible office/industrial units benefit from high quality brick elevations and micro rib cladding and will provide from 90 sq m – 929 sq m (968 sq ft – 10,000 sq ft) accommodation, including first floor office/ancillary space. Specification can be amended to suit end user requirements and is subject to change..

## KEY FEATURES

- 6m internal eaves height
- Floor loading capacity - 15 kN/m<sup>2</sup>
- Sectional loading bay door
- 1 loading and 2 parking bays per unit
- PPC aluminium curtain walling and double glazed windows
- Power floated screeded floor
- Trapezoidal roof cladding
- GRP rooflights

## SERVICES

Mains gas, 3 phase electricity, water and telecoms will be available.

## TENURE

The property is available freehold or by way of a full repairing and insuring lease.

Details available on application.

## PLANNING

Planning consent has been granted under ref. Y/1122/SH for a commercial estate comprising Class B1 business floorspace (up to 929sq.m).



# Building Your Future

For more information on the Grove Business Park, please contact:



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