

Kents Lane, Epping, CM16 6AX

Unique Estates are pleased to offer this commercial property on Kents Lane offers an excellent opportunity for businesses seeking a strategic location. Spanning 432 square feet, the space is well-suited for a variety of commercial uses. The property is conveniently located just five minutes from the M11 Junction 7, providing easy access to Stansted Airport and Cambridge to the north, as well as the M25 and main train lines in Harlow within a mere ten to fifteen minutes.

The premises come equipped with male and female toilets, ensuring convenience for both staff and clients. Additionally, the property features air conditioning, which will be the responsibility of the tenant to maintain. A significant advantage of this offering is the inclusion of one free car parking space for a roadworthy vehicle, making it easier for employees and visitors to access the site.

The rental price is set at £500 per calendar month, plus VAT, providing a competitive rate for the area. It is important to note that while broadband is connected. Tenants will also be responsible for contributions towards sewage, site maintenance, water, and business rates.

To enhance the appeal of the space, the landlord will ensure that the office is thoroughly cleaned and freshly painted prior to occupancy. This property presents a fantastic opportunity for those looking to establish or expand their business in a well-connected and vibrant location.



£500 Per month

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Unique Estates Property Services Limited is a company registered in England 06392784 established in 2007, registered office 122 St Pancras Way, London, NW1 9NB.
Our company is members of TPO (The property ombudsman service), DPS, OFT approved code and registered with ICO



The property Misdemeanors Act 1991

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