

UNIT 4 MILL PLACE

PLATT INDUSTRIAL ESTATE
MAIDSTONE ROAD, ST MARY'S PLATT, WROTHAM, KENT TN15 8FD

M^cMeeking

The Property Experts

TO LET



INDUSTRIAL WAREHOUSE UNIT J2, M20 (1 MILE) TO LET 9,537 SQ.FT.

DESCRIPTION

Platt Industrial Estate is a well established business estate with occupiers including Kentinental Limited, Sita Limited, AFI Uplift Limited, Lanes Group Plc and Armourcoat Limited.

Mill Place comprises nine individual business units set on 4.5 acres providing ample parking and loading facilities. The units are of steel portal frame construction set under a pitched roof with an internal eaves height of 15ft.

Unit 4 comprises a single-storey workshop/warehouse unit end of terrace situated to the northern elevation fronting onto a fenced and gated, shared yard. The yard serves units 1, 2, 3, and 4. The unit has been fully refurbished with two electrically operated loading doors (Height 3.4m x width 3.6m. 4.4m x 4.0m). Internally the unit has a toilet together with kitchenette. There are three offices, totally circa 425 sq ft, which can be increased to meet occupier requirements.

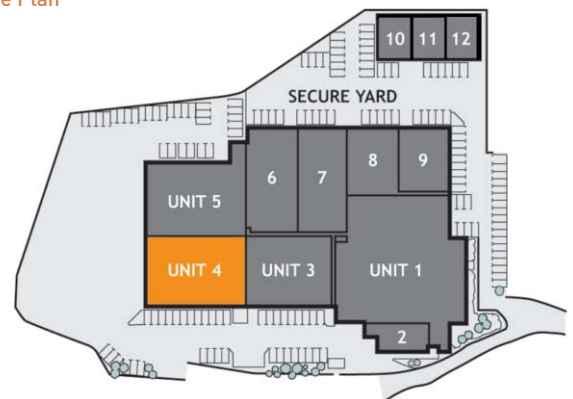


Interior



Mill Place

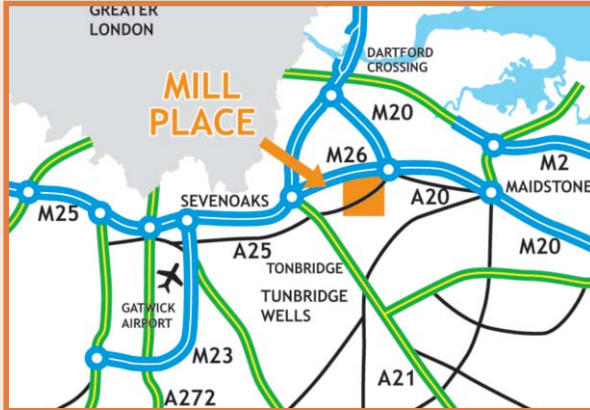
Site Plan



LOCATION

This well established business estate is located in St Mary's Platt on the A25, just 1.1 mile drive from Junction 2 of the M20.

Wrotham is conveniently located 6 miles east of Sevenoaks and 9 miles west of Maidstone, on the north side of the A25. The Estate is situated directly off the A25 in the small village of St Mary's Platt, close to the junction of the A25 and the A20. Located about 1.1 mile west of Junction 2 of the M20 which gives immediate access onto the M26, M25 and motorway network.



AMENITIES

- Fully refurbished and redecorated throughout
- Two full height electrically operated up and over loading doors
- Fenced, shared gated yard
- CCTV
- 15ft (4.6m) eaves height
- 18 allocated car parking spaces
- Professionally managed estate
- 3-Phase electricity

SERVICES

All mains services are provided, other than gas.

RATES

Rateable Value 2017/18 – £52,000 and Rates Payable - £24,908.
Based on a business rate of 47.9 pence in the pound for 2017/18.

TERMS

TO LET. The unit is available to let on a Full Repairing and Insuring Lease for a term to be agreed as of 01 March 2018.

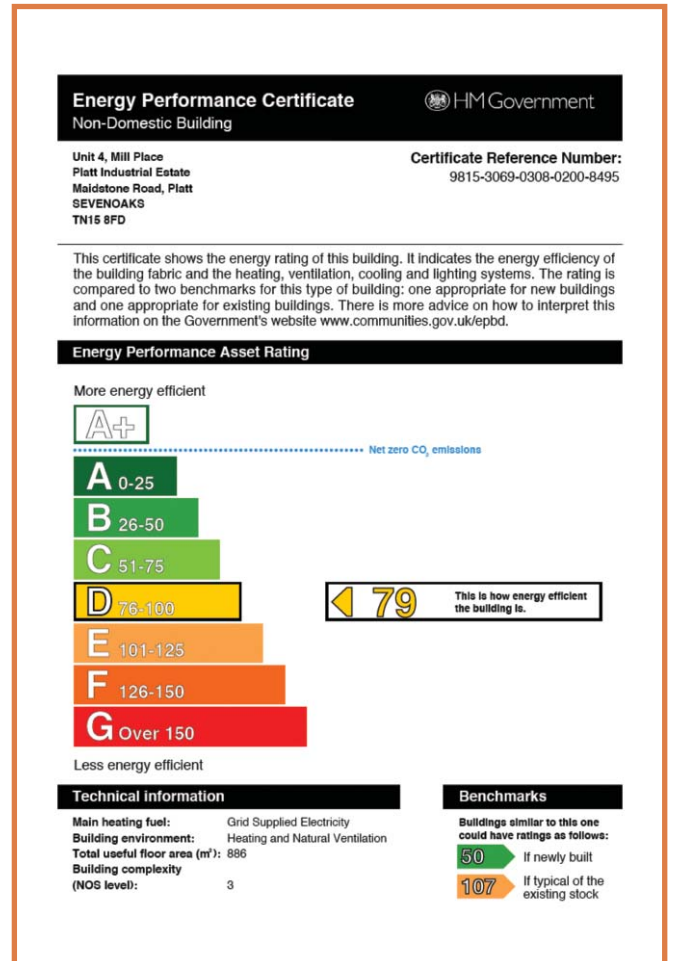
RENT

On application.

ACCOMMODATION

Unit No.	Ground Floor sq m sq ft	Mezzanine sq m sq ft	TOTAL sq m sq ft
4	886 9,537	- -	886 9,537

We have measured the property on a Gross Internal Area in accordance with the RICS Code of Measuring Practice.



TO VIEW:

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McMeeking

Chartered Surveyors
Regulated by RICS



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Under the Estate Agents Act 1979 McMeeking Chartered Surveyors declare an interest in Mill Place.

NB. None of the equipment or services has been tested. SUBJECT TO CONTRACT & EXCLUSIVE OF VAT.