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chartered surveyors
and property consultants

• Victoria House • Unit 1A • The Moor • Hawkhurst • TN18 4NR •

Prominent Corner Unit To Let – 180sq ft (16.7sq m)



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Location

The property fronts on to the main A229 and overlooks "The Moor" which is approximately ¼ of a mile south of Hawkhurst village centre. The premises enjoy a highly prominent corner position within Victoria House Business Centre.

Victoria House is situated in the conservation area of "The Moor" in the village of Hawkhurst, directly opposite St Lawrence Parish Church. The Eight Bells Public House and the local post office stores are located at The Moor. The centre of Hawkhurst, where the A268 and the A229 meet, is about ¼ mile to the north, providing comprehensive facilities including banks. Etchingham train station is approximately 3½ miles, Staplehurst station is approximately 9 miles, Tunbridge Wells approximately 13 miles, Hastings approximately 16 miles and Maidstone about 20 miles.

Description

PROMINENT CORNER UNIT.

Accommodation

Ground floor approx. 180 sq ft [16.7 sq m)
Use of shared WC and kitchenette facilities

Lease

The premises will be made available by way of a new lease for a term to be agreed.

Guide Rent

£425 per month inclusive of rent, rates, utilities, maintenance and building insurance but exclusive of VAT.
Any interested party will be required to provide a rental deposit as security against compliance with the terms of the lease / licence.

Planning

We have not made any enquiries in to previous uses but consider that the unit will suit various retail and office type uses (Subject to Planning if necessary) - Any interested parties must rely upon their own enquiries.

Rates

To be assessed

Legal Costs

Each party to be responsible for their own legal costs.

Viewing

Strictly via appointment with Durlings, please call Rupert Farrant on 01892 552 500 or email Rupert@durlings.co.uk

Disclaimer

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COMMERCIAL

Contact Rupert Farrant
or Bhav Patel on

01892 552 500

rupert@durlings.co.uk
bhav.patel@durlings.co.uk
www.durlings.co.uk

18 Church Road, Tunbridge Wells, Kent TN1 1JP



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