



durlings

chartered surveyors
and property consultants

2a The Potting Sheds • Eridge Park • Eridge (Tunbridge Wells) TN3 9JT

Office / Food Preparation Premises - To Let - 235 sq ft (21.83 sq m).



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Location

Eridge Park is situated on the main road between Crowborough and Tunbridge Wells (A26), approximately 2 miles south of Tunbridge Wells. There is good road access via A26/A21 to the M25 at junction 5, also Maidstone and the M20.

There is a main line train station at Eridge Green, within 1.5 miles. Other local amenities include the Nevill Crest & Gun Pub & Restaurant, which is a short walk, and Fullers Butchers & Farm Shop situated on Bunny Lane, close by.

Description

A self-contained, ground floor, open plan premises. Previously used for chocolate making, but suitable for office use. There is ample parking on the estate.

Floor Area

235 sq ft (20.83 sq m)

Tenure

Leasehold

Rent

£3,500 per annum, exclusive of all other outgoings.

Terms

New lease by arrangement.

Business Rates

To be advised.

Service Charge

To be advised

Viewing

By appointment through Durlings– 01892 552500
office@durlings.co.uk

Important Note

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- (v) Whilst we endeavour to make our sales/letting particulars as accurate and reliable as possible, if there is any point which is of particular importance to you please contact the agents and we will be pleased to check the information, particularly if you are proposing to travel some distance to view the property.

SUBJECT TO CONTRACT, AND SATISFACTORY REFERENCES AND ACCOUNTS

Details prepared – 02/10/17

COMMERCIAL

**Contact Rupert Farrant
or Julie Chalmers on**

01892 552 500

**rupert@durlings.co.uk
julie.chalmers@durlings.co.uk
www.durlings.co.uk**

22 Mount Ephraim Road, Tunbridge Wells, Kent
TN1 1ED



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