



chartered surveyors
and property consultants



Unit B6 • Speldhurst Business Park • Langton Road • Speldhurst • Kent • TN3 0AQ

First Floor Office Suite - To Let - 538 sq ft (49.99 sq ft)



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and property consultants**

COMMERCIAL

Contact Rupert Farrant
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22 Mount Ephraim Road, Tunbridge Wells, Kent
TN1 1ED



RICS

The mark of
property professionalism worldwide

Location

Speldhurst Business Park is in an easily accessible location situated on the Langton Road, on the outskirts of Speldhurst, approx. 4 miles west of Tunbridge Wells.

Description

A 1st floor office suite within Building B offering open plan carpeted office space, with a private demountable glazed partitioned office. The unit has its own kitchenette/tea point, and exclusive use of male and female WC's. These offices are part of a rural business centre with ample on-site parking.

Floor Area

Net Internal Area - **538 sq ft** (49.99 sq ft) – incl. private WCs.

Terms

New lease available by arrangement.

Rent

£8,500 per annum, exclusive of all other outgoings.

Business Rates

Rateable Value is £5800. Small Business Rates Relief will apply with nil payment - subject to certain qualifying factors. Further details on application.

Service Charge

To be advised.

Viewing

By appointment through sole letting agent's offices – **01892 552500**
julie.chalmers@durlings.co.uk

IMPORTANT NOTE:

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Subject to references. A rent deposit will be required.

