

Unit 25 Space Business Centre, Strood, Kent ME2 2BF

Freehold Light Industrial Investment

Lot 30

£8,000 per annum
exclusive (2)



Tenancy and accommodation

Floor	Use	Floor Areas (Approx)		Tenant	Term	Rent p.a.x.	Review
Ground/ Mezzanine	Light Industrial	67.17 sq m	(723 sq ft)	UNIQUE CONSTRUCTION SERVICES (UK) LTD	3 years from 24/06/2019	£8,000 (2)	Annually (2)
Total		67.17 sq m	(723 sq ft)			£8,000 (2)	

(1) Unique Construction Services (UK) Ltd is a multi-purpose construction company with over 60 years' experience in the industry, working for home owners, business owners, private and commercial clients (Source: www.uniqueuk.net).
(2) The rent stated is exclusive of service charge. The rent will rise to £8,325 p.a.x on 04/06/2020 and £8,700 p.a.x on 04/06/2021.

Key Details

- Modern light industrial unit
- Let with yearly rental increases (2)
- Located within the established Space Business Park
- Strategically located close to Junction 2 of the M2 motorway

Location

Miles: 8 miles north of Maidstone
30 miles south-east of Central London
Roads: A228, M2 (Junction 2)
Rail: Strood Rail (1 mile)
Air: Southend Airport, London City Airport

Situation

The property is situated on Knight Road, Strood's established industrial and commercial area, some 0.7 miles from Strood town centre. The property forms part of the popular Space Business Park, which comprises 51 units over 1.39 acres. The location benefits from quick access to the M2 Motorway (Junction 2).

Description

The property comprises a ground floor light industrial unit with a mezzanine floor. The property benefits from front elevation loading access with two dedicated parking spaces, access to shared visitor parking and the estate's two amenity blocks. The property forms part of the larger Space Business Park. Further information about the scheme can be found at www.spacebc.com.

Tenure

Freehold.

VAT

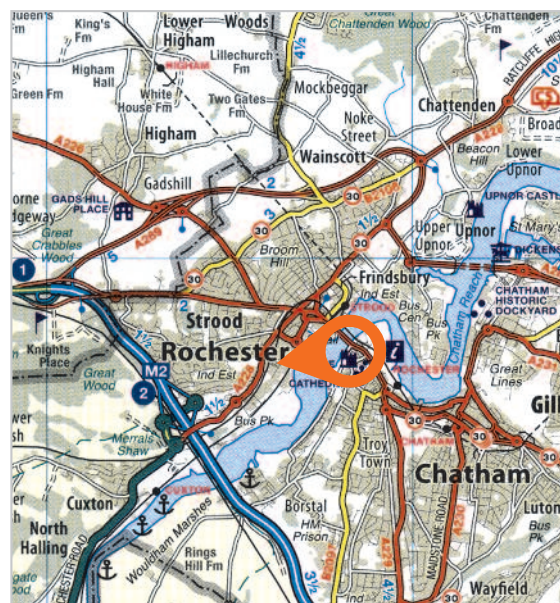
VAT is applicable to this lot.

Energy Performance Certificate

Available at acuitus.co.uk

NB

Unit 22 is being offered as lot 16 in the auction catalogue.



Extract reproduced from the Ordnance Survey mapping with the permission of The Controller of Her Majesty's Stationery Office © Crown Copyright 100020449. For identification purposes only.

Acuitus
Georgina Roberts
+44 (0)20 7034 4863
georgina.roberts@acuitus.co.uk

Acuitus
Billy Struth
+44 (0)20 7034 4854
billy.struth@acuitus.co.uk

Seller's Solicitors: Seddons Solicitors
Thomas White
+44 (0)20 7725 8045
thomas.white@seddons.co.uk