

Michael Parkes

COMMERCIAL

London & South East
Commercial Property Specialists

01634 294994

TO LET

2nd FLOOR OFFICES

Total area: 1,844 sq ft (171 sqm)

**CANTERBURY HOUSE, WATERSIDE COURT, MEDWAY CITY ESTATE,
ROCHESTER, KENT ME2 4NZ**



LOCATION

The premises are situated within Waterside Court, Neptune Close on the Medway City Estate an established commercial area with excellent access to the M2 motorway via the Medway Towns Northern Relief Road.



LOCATION PLAN

DESCRIPTION

The unit comprises the second floor of a purpose built office unit. Salient features:-

- Offices with comfort cooling
- WC facilities
- Data cabling
- Kitchen area
- Allocated car parking
- Available Summer 2020

ACCOMMODATION

2nd Floor offices 1,844 sq ft (171 m²)

RENT

£18,000 per annum exclusive.

TERM

A new full repairing and insuring lease for a term to be agreed.

SERVICE CHARGE

A service charge is payable in respect of maintenance/repairs to the common parts.

BUSINESS RATES

We understand from the VOA website that the current entry in the Rating List 2017 is £11,750.

Applicants are recommended to speak with Medway Council (01634 306000) to establish the Business Rates payable and whether they are eligible for any rate relief.

LEGAL COSTS

Each party to bear their own legal costs.

EPC

The property has been rated Band C (63). An energy Performance Certificate is available upon request.

VIEWING

Strictly by appointment through sole agents Michael Parkes Surveyors.

Tel: 01634 294994
Email: mdavis@michaelparkes.co.uk
Web: www.michaelparkes.co.uk
Contacts: Michelle Davis

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