

Trade Unit / Warehouse To Let

CORE
COMMERCIAL
01892 834483



Former CTD Premises
Postern Trade Estate
408 Vale Road

TONBRIDGE

Kent TN9 1SW

Location

Prominently situated on the A26 Vale Road about 1 mile east of the town centre. Vale Road provides easy access Tonbridge town centre as well as the A21 to the south, and thereafter to the M25 motorway 8 miles to the north. Other nearby occupiers on Vale Road include Screwfix, Howdens, Toolstation, Topps Tiles, City Plumbing and Alsford Timber.

Description

A modern mid terrace trade/warehouse unit of concrete frame construction with overclad roof and external elevations. Eaves height approx 17 feet (5.1m). Full height loading door and glazed showroom shop front. Unit is currently fitted out as a showroom with trade counter and goods in area. First floor office.

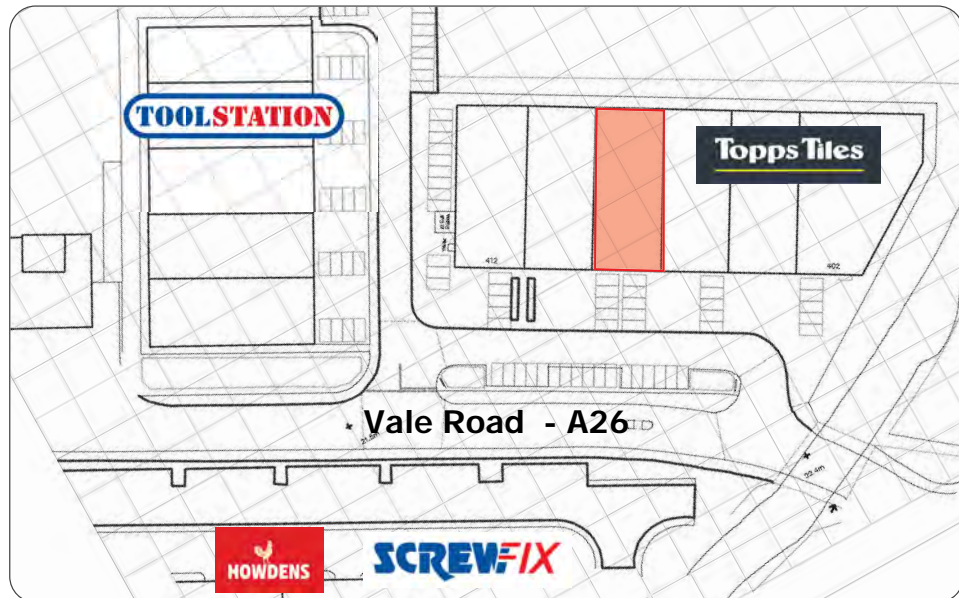
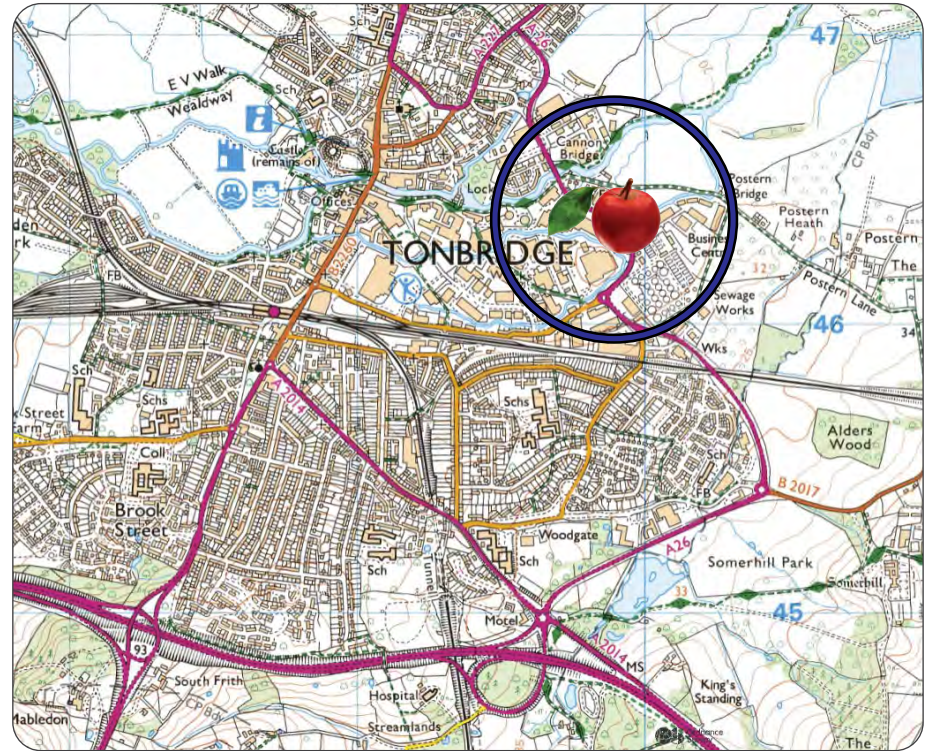
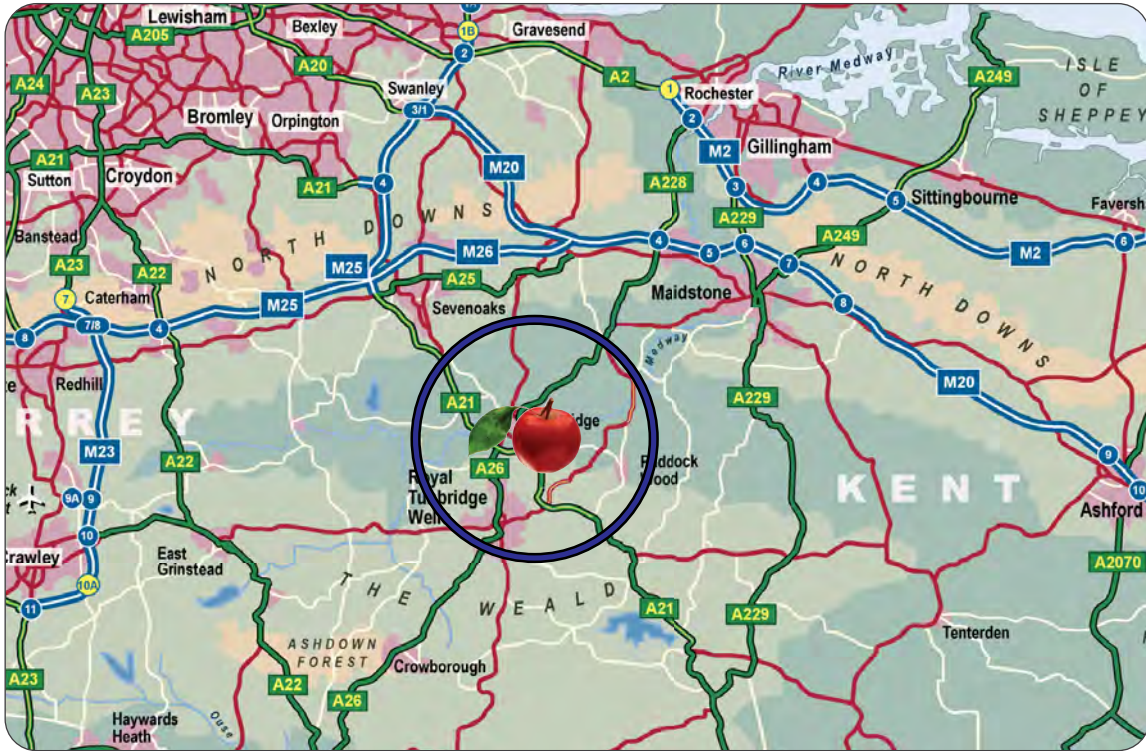
Ground	5,460	
First	<u>244</u>	5,704 sqft

Terms

To Let by way of sublet or assignment of the existing lease expiring March 2032. Tenant break option and rent review in March 2027. Passing rent is **£69,600** plus vat (**£12.20** per sqft). Rates Payable 2024/25 £26,700 (Rateable Value £53,500).



5,704 sqft




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