

UNITS TO LET

958 - 1,464 ft²



3.7 MILES
TO M25



SECURE
GATED ESTATE



CAR PARKING
TO YARDS



INDICATIVE

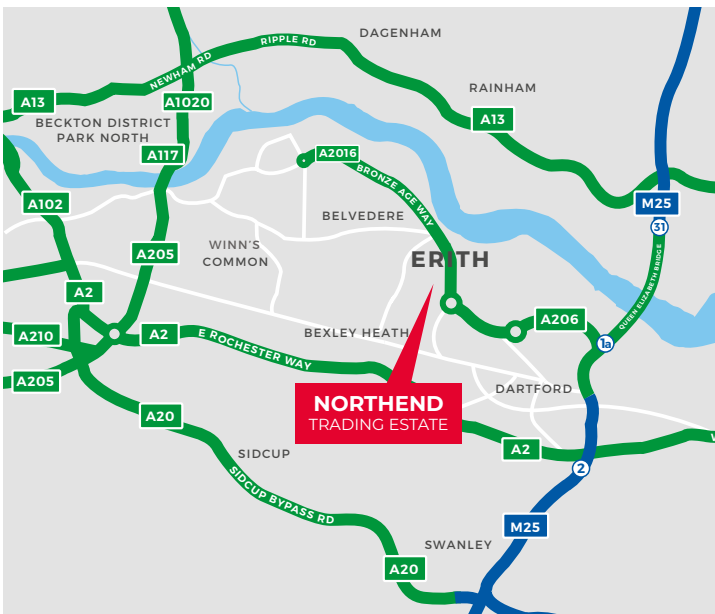


www.ipif.com/northend

LIGHT INDUSTRIAL UNITS TO LET

NORTHEND TRADING ESTATE
NORTHEND ROAD, ERITH DA8 3PP

IPIF



LOCATION

The estate is situated off the Northend Road (A206) which in turn links on to A2016 Bronze Age Way and is therefore ideally positioned on the dual carriageway which links to the Blackwall Tunnel, with the M25 at Junction 1A (Dartford Crossing) to the east. The estate is also close to the established commercial areas of Crayford, Dartford, Erith and Belvedere.

DESCRIPTION

The properties are steel frame units with part brick/blockwork and part profile metal clad elevations below a pitched roof incorporating translucent light panels. The units benefit from solid concrete floors, full height roller shutter doors and WCs.

SPECIFICATION

- Full height loading door
- 3 phase power
- Lighting to warehouse
- WC facilities
- Car parking to yard
- Secure gated estate

LEASE TERMS

The unit is available on new Full Repairing and Insuring lease.

BUSINESS RATES

Available upon request.

SERVICE CHARGE

A service charge is levied for the upkeep and maintenance of the common areas. Further details are available upon request.

LEGAL COSTS

Each party will be responsible for their own legal costs incurred in this transaction.

VAT

All figures quoted are exclusive of VAT, which is applicable on all IPIF Estates.

ENERGY PERFORMANCE RATING

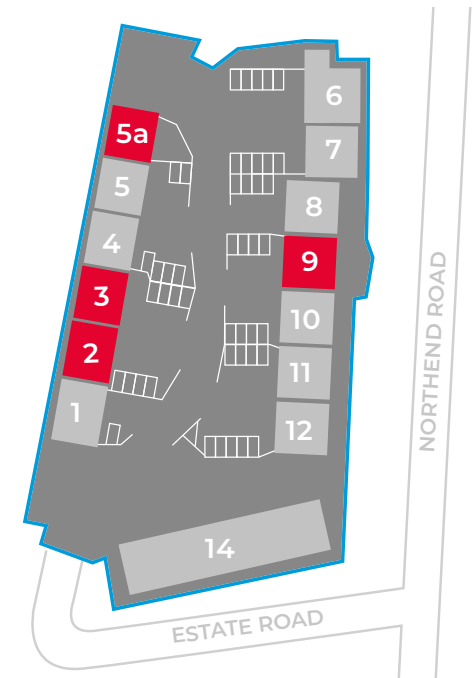
EPCs are available on request.



ACCOMMODATION

Available accommodation comprises of the following gross internal areas:

UNIT 2	FT ²	M ²	EPC
TOTAL	1,210	112.4	TBC
UNIT 3	FT ²	M ²	EPC
TOTAL	1,206	112	TBC
UNIT 5A	FT ²	M ²	EPC
TOTAL	958	89	TBC
UNIT 9	FT ²	M ²	EPC
TOTAL	1,464	136	TBC



On behalf of the Landlord



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