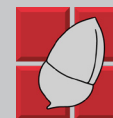




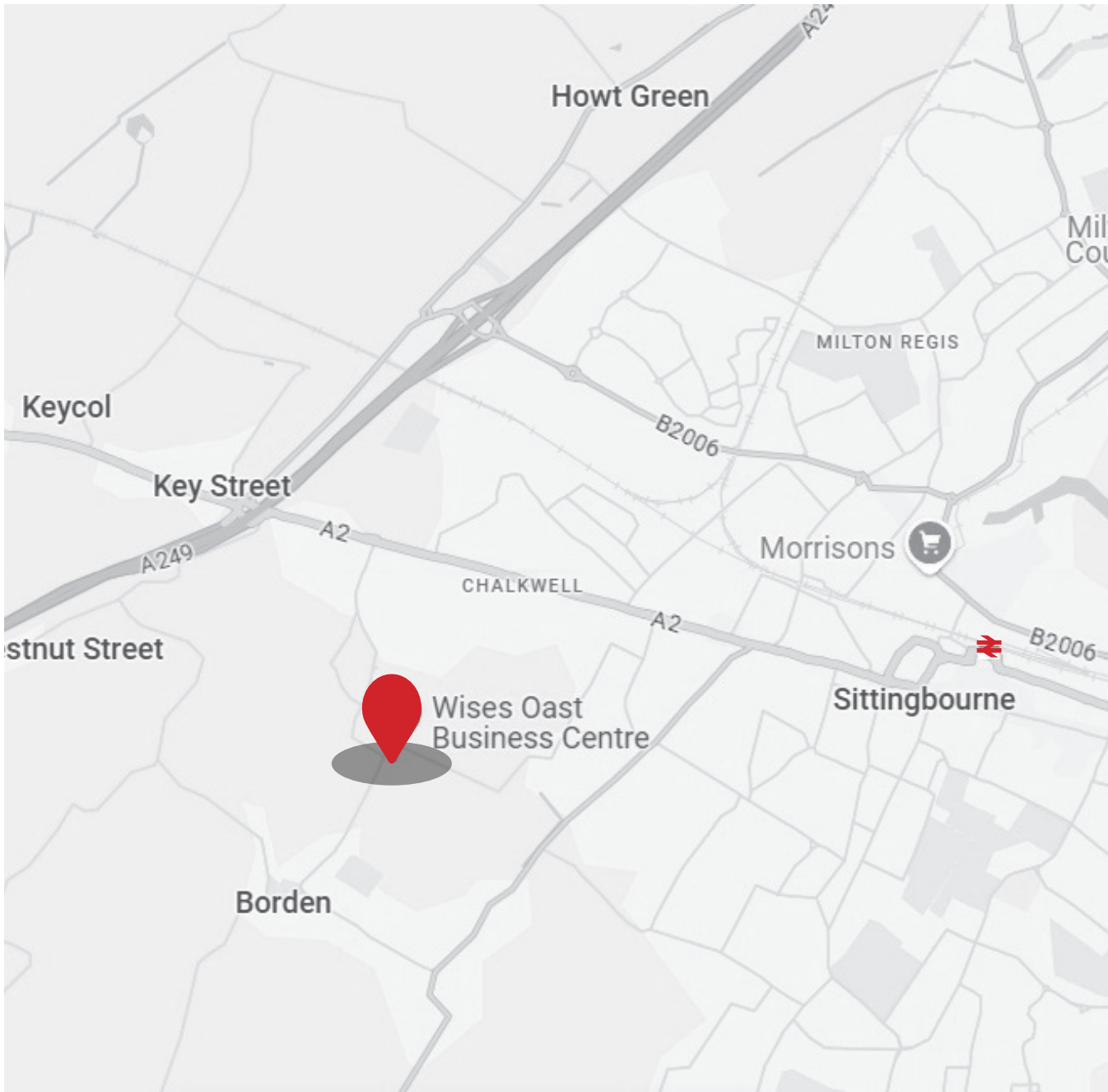
Wises Oast Business Centre, Borden, Sittingbourne, Kent ME9 8LR

Office suites and container storage to let on flexible terms



acorn

Commercial, Investment & Development



- Office space to let on flexible terms
- Located close to Sittingbourne town centre
- Good transportation links
- On-site parking for numerous vehicles
- CCTV & individually alarmed suites
- Suitable for a variety of businesses
- Available immediately
- POA

Description

Wises Oast Business Centre is a converted Oast building which has been fully refurbished and extended to provide a selection of contained office suites over 2 floors with ample car parking on a secure, gated site.

The suites would suit a variety of businesses seeking office and storage space with good transportation links locally and regionally.

Location

Wises Oast Business Centre is situated between the Borden Village and Sittingbourne town centre in a rural setting and backs onto the Borden Nature Reserve.

The offices are conveniently located close to the M2 Motorway and A2 roadway which link the Medway towns and Greater London. Sittingbourne Station, 7-minutes' drive away, offers direct services into London Victoria (1hr 5 mins), London St Pancras International (58 mins) and further southeast into Kent i.e. Sheerness-on-sea (18 mins) and Dover Priory (54 mins).



Ground Floor Plan



First Floor Plan



Available Suite	SQFT	SQM	Rent pcm
G2 Ground Floor	135	13	£200.00
G3 Ground Floor	530	49	£665.00
G4 Ground Floor	230	26	£350.00
G5/6 Ground Floor	870	80	£1,100.00
G10 Ground Floor Storage Unit	100	9	£100.00
F2 First Floor	590	55	£740.00
F8 First Floor	200	18	£270.00
Storage Containers	-	-	£175.00

Terms

A new Internal Repairing & Insuring Lease (IRI) is available on flexible terms to suit the needs of an occupier.

Secure storage containers are available on site for rent at £175 pcm.

VAT

We understand that VAT is applicable in this transaction.

Service Charge

Service charge is payable at £5.80psqft, per annum and covers heating/lighting, water, cleaning of common areas, repairs, buildings insurance and car parking.

Viewings

All viewings are strictly by prior appointment with Acorn's Commercial & Development Division.

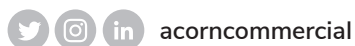


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