



Unit 10, Nuralite Industrial Estate
Canal Road, Higham, Rochester, Kent, ME3 7JA

Price: £1,900 PCM
EPC Rating 'N/A'

- 3,257 Sq Ft workshop
- 24/7 access
- 24/7 onsite manned security
- Business rates included/no service charges



Sealeys

RENT
£1,900 PER CALENDAR MONTH (£22,800 PER ANNUM)
PLUS VAT

LOCATION DESCRIPTION

Canal Road, Higham lies 2.4 miles north-west of lower Higham with its train link to London. The A289, Wainscott Bypass is 4.3 miles to the east, whilst the A2/M25 is located 4.4 miles to the South, linking to the M25 and Dartford River Crossing.

PROPERTY DESCRIPTION

A workshop unit consisting of:-

Workshop: 302.59 SqM (3,257 Sq Ft). Roller shutter door to front (4m12 wide x 4m33 high)

Store room: 7.15 SqM (76.96 Sq Ft)

Store room: 4.75 SqM (51.13 Sq Ft)

Store room 1st floor mezzanine: 13.49 SqM (145.2 Sq Ft)

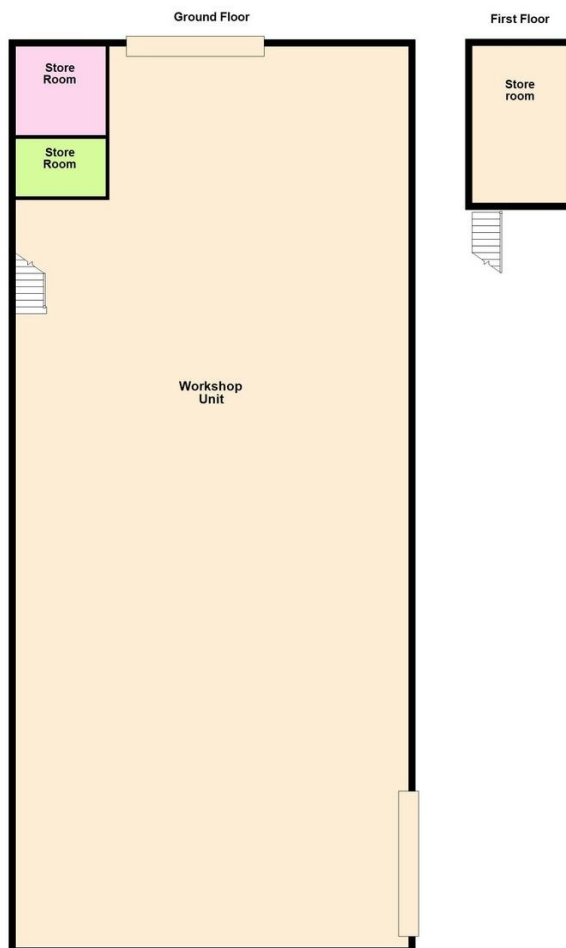
Communal WC

CURRENT BUSINESS RATES

The business rates are included within the rent

CURRENT CLASS OF BUSINESS USE

Interested parties are advised to seek clarification of permitted use from the local authority.



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