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# Lakeside Park & Neptune Business Park

Strood, Rochester, ME2 4LT

Industrial unit to let
1,920 - 4,263 sq ft

# Industrial units to let

## 1,920 - 4,263 sq ft

Good access to M2 J1&4

Up-and-over loading doors

Modern industrial units

Dedicated loading areas

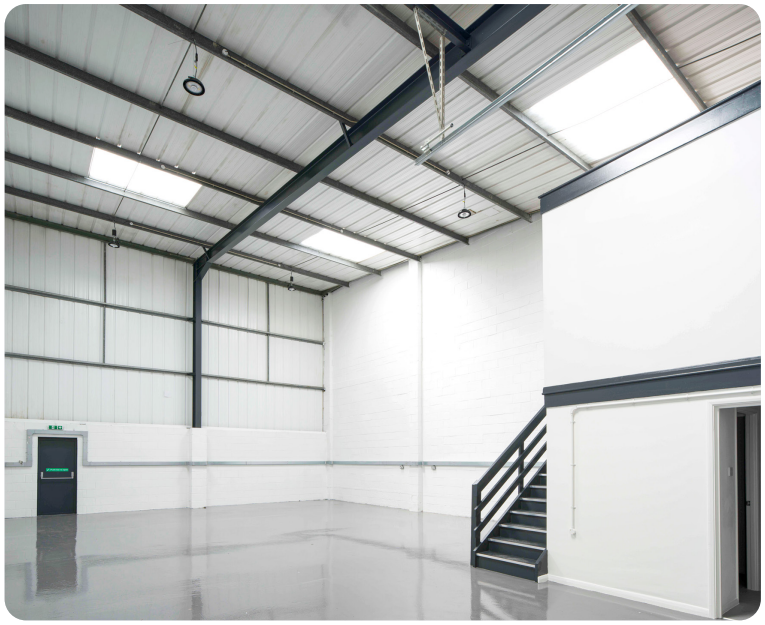
On-site parking

Lakeside Park is part of the Medway City Estate, an established industrial and commercial area where some 2 million sq ft of accommodation has been developed since 1986.

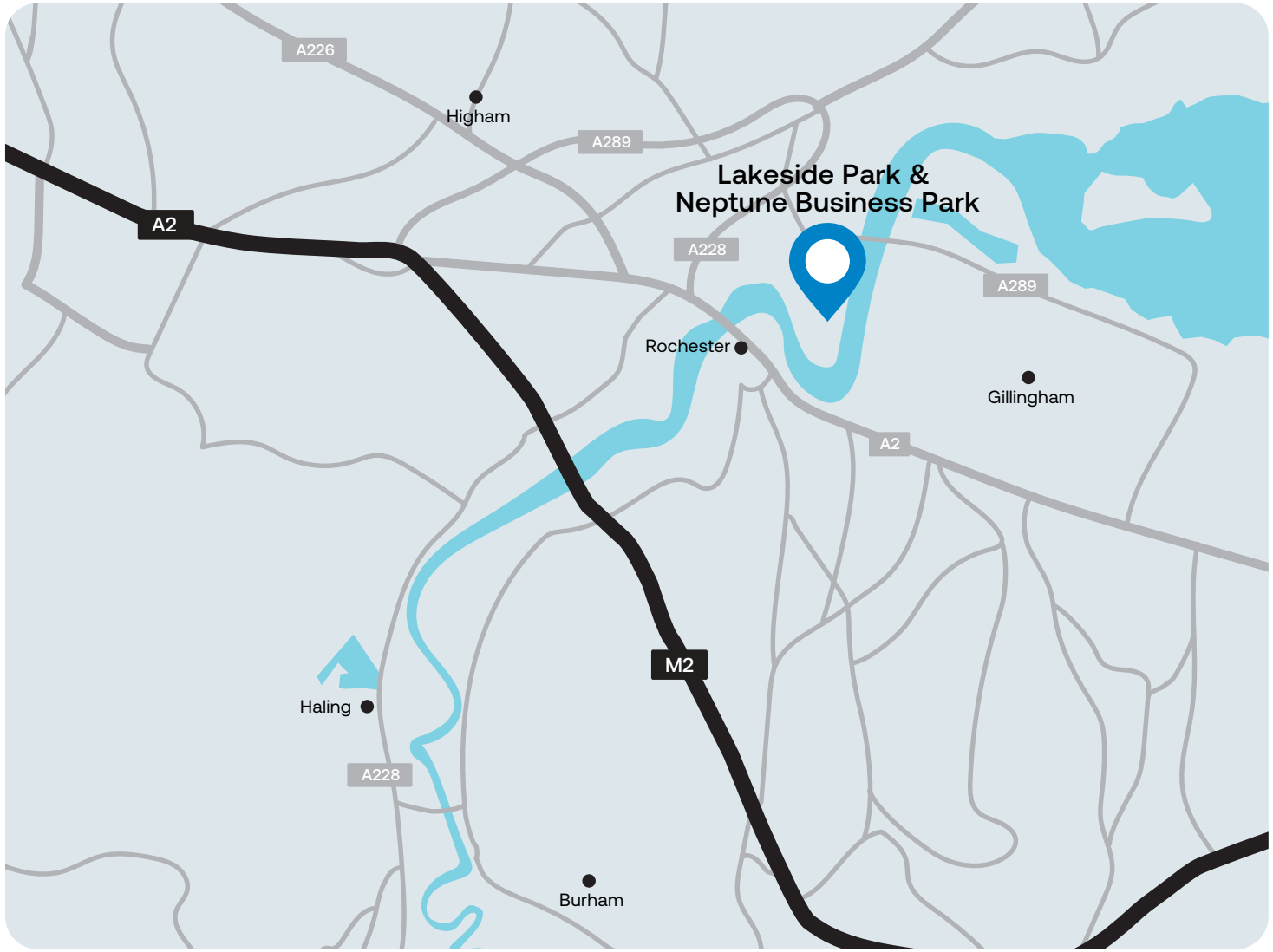
These modern, purpose-built industrial units are available in a range of sizes, with some also including office space. The units have up-and-over loading doors and a private loading area. There is good access to the M2 via junctions 1 and 4.

# Site plan & accommodation

| Unit | Property Type | Size (Sq Ft) | Availability | Rent |
|---|---|---|---|---|
| Unit 4 | Warehouse | 1,920 | Immediately | £2,855 PCM |
| Unit E17 | Warehouse | 4,263 | Immediately | £5,000 PCM |
| **Total** | | **6,183** | | |



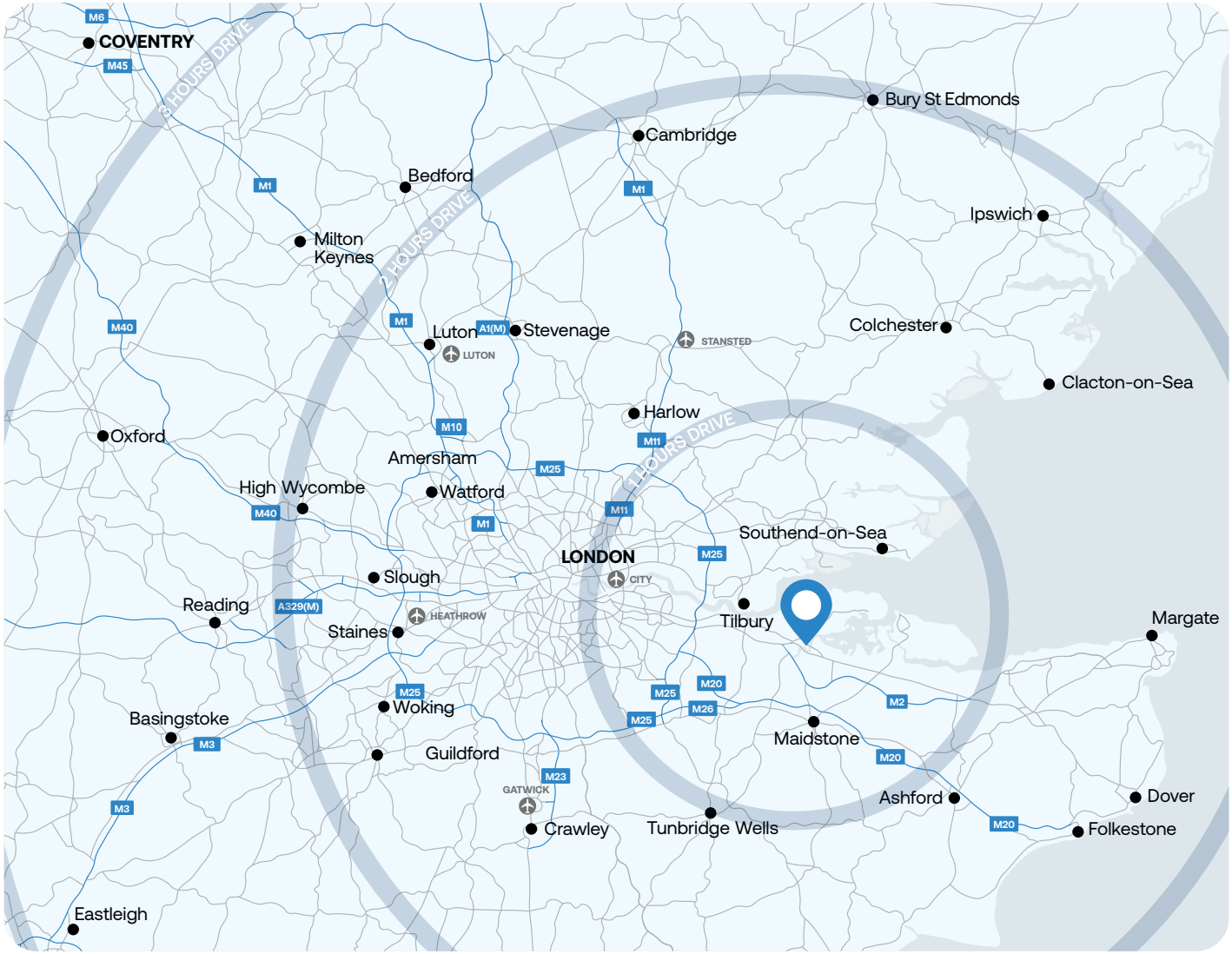
# Location




Located off the M2 motorway via the Medway Towns Northern Relief Road and the Medway Tunnel. The M2 in turn gives good access to the M25 and London orbital motorway to the west and the channel ports to the east.

# Travel times

| Cities | Distance |
|---|---|
| London | 117 miles |
| Coventry | 140 miles |
| **By Train** | **Distance** |
| Rochester | 4 miles |
| **By Air** | **Distance** |
| London City Airport | 29 miles |
| London Southend Airport | 42 miles |
| **Motorways** | **Distance** |
| M2 | 6 miles |



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## Book a viewing


**Mileway**

Ezekiel Eboda
southeast@mileway.com
0203 991 3516

WATSON DAY
CHARTERED SURVEYORS
01634 668000
watsonday.com

Kevin Dempster
kevindempster@watsonday.com
07860 504620

caxtons
property consultants

Mark Coxon
mcoxon@caxtons.com
07969 973809


## Further information:

**EPC**
EPC is payable upon request.

**Terms**
Available on new full repairing and insuring leases.

**VAT**
VAT will be payable where applicable.

**Legal Costs**
All parties will be responsible for their own legal costs incurred in the transaction.


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