QUESTOR 96

Dartford DA1 1JN

To let

7 new industrial/warehouse units

5,640 - 31,301 sq ft



Chancerygate

Strategic locations. Sustainable buildings.

Questor 96 offers London-centric and national occupiers an unrivalled strategic position being situated 1.5 miles from J1B of the M25 Motorway and outside of the ULEZ. Access is off Hawley Road (A225).



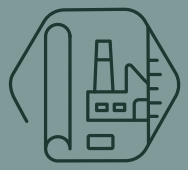

Dartford Crossing
J1A
M25
J1B
David Lloyd
Dartford Town Centre
Bluewater Shopping Centre
PROPER MUSIC
premier
SL
dpd
Hawley Road
1.5 miles J1B M25

Open storage area
1.08 acres (47,285 sq ft)

A newly developed concrete surfaced open storage site with secure fencing.

Available Q1 2027


Concrete surfacing


Secure site with 2.4m weldmesh fence


Acoustic fence to front to minimise noise


Easy vehicle access and circulation space


Lighting to top of fence


Electric LV connection available via dedicated kiosk for CCTV


Swing gates


Full stormwater drainage system



Accommodation

All areas are approximate on a GEA (Gross External Area) sq ft basis.

Unit	Ground floor	First floor	Total
1	12,303	2,239	**14,542**
2	16,049	3,014	**19,063**
3	27,276	4,026	**31,301**
4	6,900	2,034	**8,934**
5	5,500	1,625	**7,126**
6	7,868	2,142	**10,010**
7	4,801	840	**5,640**
		Total	**96,613**

Units 1 - 3
14,542 - 31,301 sq ft

Best in class high profile logistics and industrial units with fully fitted first floor offices, targeting market leading ESG credentials.

Available Q1 2027


50kN sq m floor loading


8-10.5m minimum clear internal height


Electric loading doors


18-38m yard depths


Fitted first floor offices


Lift

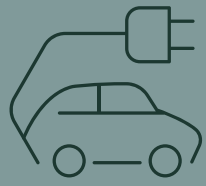

Private gated yard unit 3


Generous power provision


Comfort cooling/ heating


Landscaped envrionment


WCs and shower facilities


EV charging



CGI of unit 1


Previous Chancerygate development


Previous Chancerygate development

Units 4 - 7
5,640 - 26,070 sq ft*

Best in class high profile logistics and industrial units with fully fitted first floor offices, targeting market leading ESG credentials.

Available Q1 2027

*26,070 sq ft (units 4-6) combined


37.5kN sq m floor loading


6-8.5m minimum clear internal height


Electric loading doors


15-37m yard depths


Fitted first floor offices


12 year collateral warranty available


Private gated yard unit 7


Ability to combine units


Comfort cooling/ heating


Landscaped envrionment


WCs and shower facilities


Solar power



CGI of unit 7


Previous Chancerygate development



CGIs of units 4-6



Sustainable approach.
Positive impact.

Previous Chancerygate development

We take a forward-thinking approach to minimise our impact on the environment, from design and construction through to operation. Working with leading sustainability consultants, Chancerygate embraces the latest technologies and methods to achieve future-proof solutions.

Green initiatives at Questor include:

- Solar PV panels on all units*
- High performance insulated cladding and roof materials
- Highly efficient LED lighting
- Low air permeability design
- Electric vehicle charging points
- 15% warehouse roof lights increasing natural day light
- External wellbeing areas
- Cycle shelters

*Potential savings of up to £0.32 per sq ft per annum through use of PV's based on using current energy prices as of April 2026 and assuming 100% PV generation is used.



Right spaces.
Right places.

Questor96,
Dartford DA1 1JN



Road	Distance (miles)
M25 (J1B)	1.5
M25 (J2) / A2	2.7
M20 (J1)	5.8

Town	
Dartford City Centre	1.7
Swanley	4.5
London	18

Airport	Distance (miles)
Gatwick	20
Heathrow	43
Stansted	39

Rail	
Dartford	1.8
Crayford	2.6
Swanley	4.5

questordartford.co.uk

Contact agents to find out more

WATSON DAY CHARTERED SURVEYORS 01322 475940 watsonday.com

Richard Turnill
richardturnill@watsonday.com
07764 476915
Kevin Dempster
kevindempster@watsonday.com
07860 504620

SHW SHW.CO.UK 01322 285588

Stewart Smith
stewartsmith@shw.co.uk
07841 460308
Stephen Richmond
stevenrichmond@shw.co.uk
07771 900682

Misrepresentation Act 1967. Every care has been taken in the preparation of these details, however any intending occupier should satisfy themselves of the correctness of each statement contained herein. They are expressly excluded from any contract. All measurements and distances are approximate. VAT may be applicable to rent/price quoted.

All acquiring parties will be required to submit formal documentation to meet anti money laundering regulations. April 2026 | 251914.04/26

Chancerygate

Matthew Connor
07968 918804
mconnor@chancerygate.com