JAMIESON MILLS

020 3746 6880

SHOP TO LET

UNIT 64 | HEMPSTEAD VALLEY | ME7 3PD



Location

Hempstead Valley is located on the outskirts of The Medway Towns, Kent, just off Junction 4 of the M2 and is approximately 15 mins from Chatham and Maidstone.

The Shopping Centre comprises over 50 stores totalling approximately 480,000 sq ft, with over 2,000 free car parking spaces. Anchored by **Marks & Spencer, Sainsbury's, TK Maxx** and **Home Bargains.** Other retailers include **Boots, JD Sports** & **Vision Express.**

The Venue is home to a range of restaurants including **Nando's, Bella Italia, McDonalds, Frankie & Benny's** and **Costa.**

Accommodation

The unit comprises a retail unit which is located by **Marks & Spencer** and **Superdrug**, with the following approximate net internal floor areas:

Ground Floor	3,739 sq ft (237.36 sq m)
First Floor	1,500 sq ft (139.35 sq m)

Lease

The property is available by way a new effectively full repairing and insuring lease for a term to be agreed, subject to an upward only rent review at the fifth anniversary of term commencement.

Rent

£170,000 per annum exclusive. The rent exclusive of service charge, insurance, utilities, business rates and VAT.

Business Rates

We are electronically advised by the VOA that the property is assessed as follows:

Rateable Value (1st April 2026)	£146,000
Rates Payable (2067/27)	£62,780

Service Charge & Buildings Insurance

Service Charge payable for the year 2026 is approximately £56,189 per annum, with insurance of £TBC per annum, plus VAT

Energy Performance Certificate

A copy of the EPC Certificate us available upon request. The unit has an EPC rating of D.

Costs

All figures quoted are exclusive of VAT where applicable

Viewing & Further information:

Strictly by prior appointment through joint agents
Jamieson Mills & GCW

Contact: Richard Mills
Direct Dial: 07831 758755 / 020 3746 6883
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GCW
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This plan is published for the convenience of identification only and although believed to be correct it is not guaranteed and it does not form any part of any contract.

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