

# PRIME RETAIL UNIT TO LET

## Unit 48/49 – Priory Centre, Dartford

15-17 Great Portland Street  
London W1W 8QA  
020 7182 7480  
[www.fawcettmead.co.uk](http://www.fawcettmead.co.uk)



Retail property expertise

- Recently completed to The Works, Warren James, and KFC
- Available on a long or short term basis

### LOCATION

The Priory Shopping Centre is a busy shopping centre located right in the centre of Dartford, just off the M25. The centre has large anchor tenants including **Sainsbury's**, **Poundland** and **Wilkinson**. It also has a market place reserved for local traders.

The unit occupies a prominent position within the scheme adjacent to **The Works** and **McDonalds**.

### RATES

2017 Rateable Value      £56,500

Interested parties should verify the payable figure after transitional phasing with Dartford Borough Council (tel 01322 343 434)

### COSTS

Each party is to be responsible for their own professional costs incurred in the transaction.

### TENURE

The property is available on a new effectively full repairing and insuring lease for a term to be agreed.

### RENT

£50,000 per annum exclusive of rates, service charge and VAT (if applicable).

### ACCOMMODATION

The premises provide the following approximate net internal floor areas:-

Ground Floor Sales    3,412 sq ft    317 sq m  
First Floor Ancillary    2,613 sq ft    243 sq m

### SERVICE CHARGE

Approximately £30,789 per annum

### SPECIFICATION

The premises are to be handed over in their existing condition.

Subject to Contract



### INSPECTIONS

Viewing is strictly by appointment with:

**Nick Carvey**

020 7182 7493

[Nick@fawcettmead.co.uk](mailto:Nick@fawcettmead.co.uk)

Subject to contract



Dartford



Retail property expertise



Experian Goad Plan Created: 28/09/2017  
Created By: Fawcettmead



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