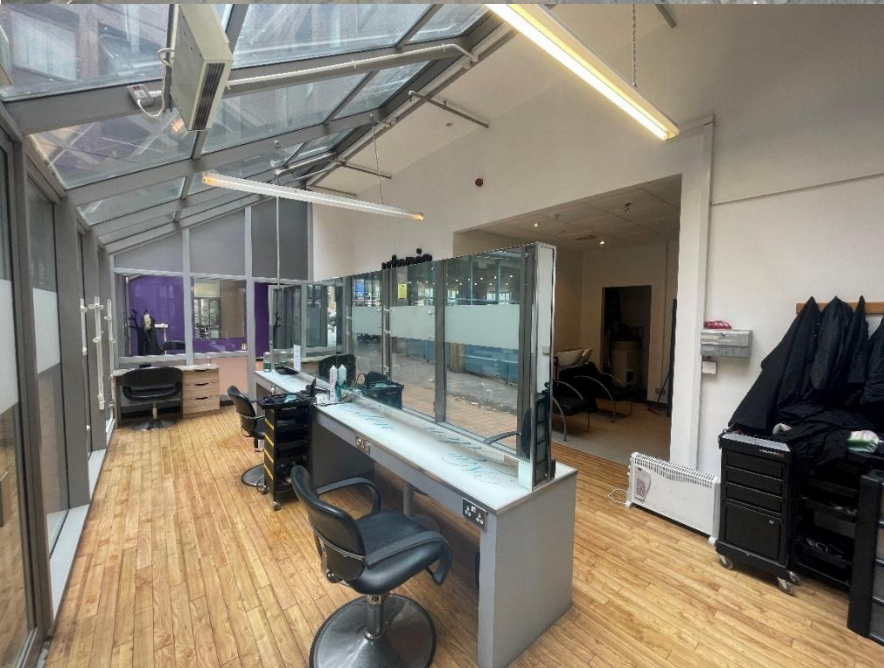


UNIT 4, BRENCHELY HOUSE, MAIDSTONE, KENT, ME14 1RF

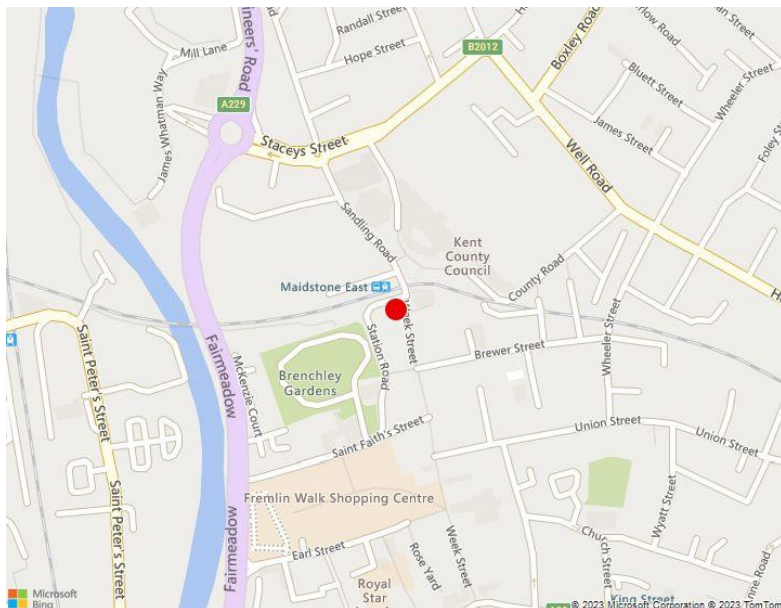


RETAIL / OFFICE UNIT TO LET

- Former Hair Salon
- Suitable for a variety of uses (subject to necessary consents)
- Class E planning use
- £17,750 per annum exclusive

Maidstone (01622) 673086 • Ashford (01233) 629281 • sibleypares.co.uk

UNIT 4, BRENCHLEY HOUSE, MAIDSTONE, KENT, ME14 1RF



Location

Maidstone, the County Town of Kent, offers an excellent retail centre anchored by Fremlin Walk and The Mall and is well located on Js 5, 6 & 7 of the M20.

The property is located at the northern end of Week Street, which is one of the main pedestrianised retail roads in Maidstone.

It is situated within 100 yards of Maidstone East train station which provides direct services to London Victoria in approx. 1hr.

Description

Class E unit, suitable for a variety of uses (stp)

Accommodation

The property comprises a ground floor commercial unit, formerly occupied by an independent hair salon, benefiting from a prominent fully glazed frontage and glazed canopy frontage, providing excellent natural light and visibility.

The property extends to approximately **894 sq ft** (83.05 sq m)

Terms

The property is immediately available by way of a new lease for a term to be agreed by negotiation.

Rent

£17,750 per annum exclusive

Business Rates

Enquiries of the Valuation Office Agency website indicate that the premises have a Rateable Value of £10,500

The multiplier for 2026/2027 is 38.2p in the £, assuming retail, hospitality or leisure use.

The property may benefit from small business rates relief.

(Interested parties are strongly advised to make their own enquiries of the local Rating Authority to verify this information.)

Legal Costs

Each side to bear its own legal and professional costs.

VAT

All figures are exclusive of VAT which will be charged at the prevailing rate.

EPC

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Viewings



Dominic Barber

dominic.barber@sibleypares.co.uk

07860 870042



Thomas Langston

thomas.langston@sibleypares.co.uk



Subject to contract

NOTE: Rental, prices or any other charges are exclusive of VAT unless otherwise stated. MISREPRESENTATION ACT 1967. These particulars are believed to be correct; their accuracy cannot be guaranteed and are expressly excluded from any other contract. Any intending purchaser must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars. No fittings, appliances or services mentioned have been tested by Sibley Pares.

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