

6 PALACE AVENUE ,
MAIDSTONE, KENT, ME15 6NF



SIBLEY PARES

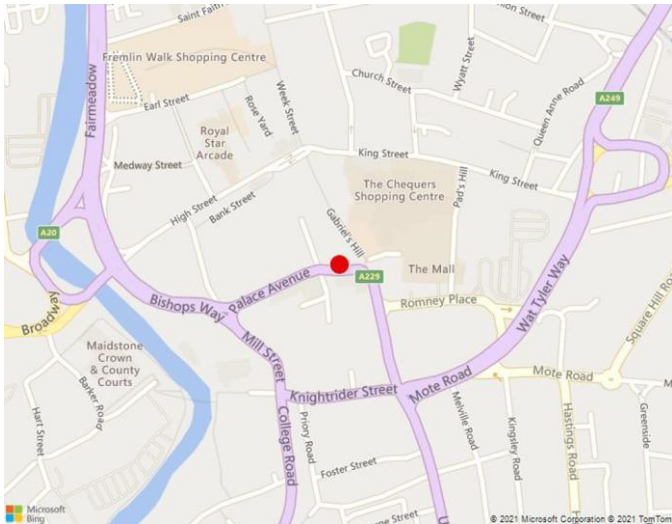
CHARTERED SURVEYORS & ESTATE AGENTS



LOCK UP SHOP TO LET IN MAIDSTONE TOWN CENTRE

- Prominent Position in Busy Town Centre
- 632 Sq Ft NIA
- Recently Refurbished Internally
- £16,500 per annum

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Rateable Value

The rateable value of the property is shown on the Valuation Office Website as follows:

Rateable Value from April 2026 £14,000 @ 38.2p in the £ for the year 2026/27 assuming a RHL use.

(Please rely on your own investigations regarding the rates payable)

Rent/Price

£16,500 Per Annum Exclusive

A sale of the Freehold will also be considered. Further information upon request.

Terms

To take a new full repairing & insuring lease by negotiation.

Legal Costs

Each side to bear its own legal and professional costs

VAT

We understand from our client that the property is not elected for Value Added Tax (VAT). Prospective occupiers should satisfy themselves independently as to any VAT payable in respect of any transaction.

Viewing



Thomas Langston

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Alex Stanford

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Location

Prominently positioned on Palace Avenue at its junction with Gabriel's Hill and Lower Stone Street in the heart of Maidstone Town Centre.

Maidstone is conveniently located in the centre of the county just 1.5 miles to junctions 6 and 7 of the M20 motorway giving excellent access to the M25 and the wider motorway network. Train services to London are less than 1 hour.

Description

To Let/For Sale - Lock-up retail premises on busy main road in Maidstone town centre.

Accommodation

The property comprises a lock-up retail unit with further retail accommodation on the first floor, benefitting from air conditioning on the ground floor and kitchenette facilities on the first floor. The property has been measured on a Net Internal basis as follows:

Area	Sq Ft	Sq M
Ground Floor	333	30.94
First Floor	299	27.77
Total NIA	632	58.71

EPC

Rating (C) 52

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.

