

UNIT 3A BOURNE PLACE

SITTINGBOURNE, ME10 3JY

NEW CLASS E COMMERCIAL UNIT TO LET

The Savills logo consists of a solid yellow square positioned above the word "savills" in a lowercase, sans-serif font. The text is white, creating a high-contrast look against the yellow background.

savills



HIGHLIGHTS INCLUDE:

- Situated in brand new public square close to Town Centre and train station
- 3,047 sq ft retail unit available
- Nearby operators include The Light Cinema & Bowling and Nando's (fitting out)
- Adjacent to 308 space multi storey car park and Travelodge hotel
- Suitable for uses within Class E (including retail, restaurant/cafe, gym/leisure and business services)

LOCATION

Bourne Place is situated in the Kent town of Sittingbourne just a 5 minute drive to the M2 with good connections via road and train to London (Stratford, Kings Cross and London Victoria). Close to Sittingbourne station, Bourne place has a 308 space multi storey car park, 63 bed Travelodge and 8 screen cinema. Studies reveal a population of approximately 387,000 within a 20 minute drive time.

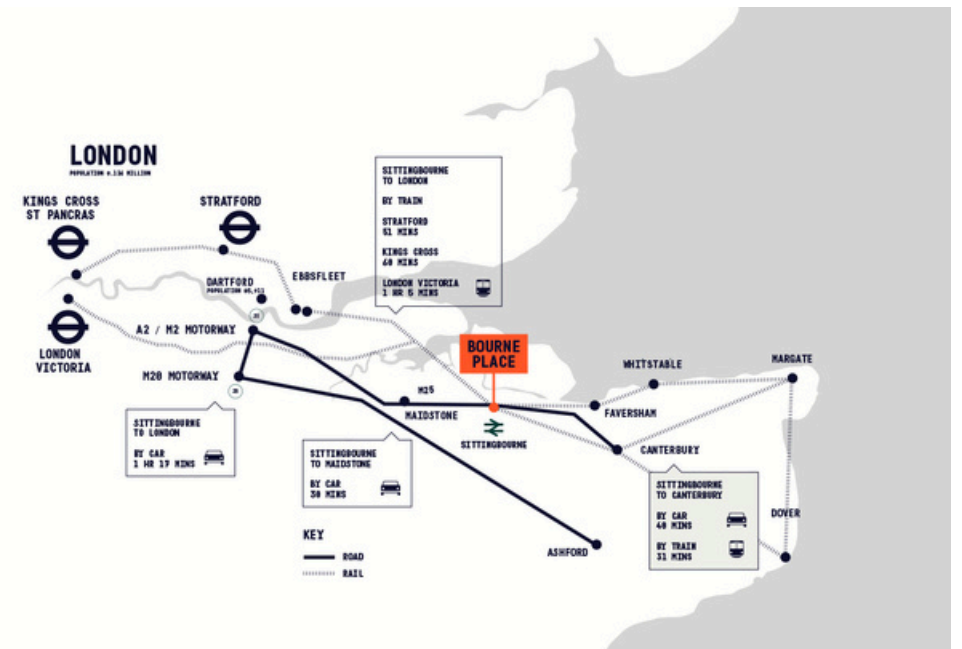
DESCRIPTION

Bourne Place is a town centre generation scheme comprising a new cultural quarter with an 8-screen multiplex cinema, bowling alley and 5 restaurant units centred round an attractive plaza, with outside eating areas.

Unit 3a has an approx. GIA of 3,047 sq ft.

LINKS

[GOOGLE STREET VIEW](#)





ACCOMMODATION

Ground Floor Unit 3a has an approx. GIA of 3,047 sq ft.

TERMS

A new lease is available on terms to be agreed.
Guide rent £60,000 per annum exclusive of VAT.
Incentives are available, subject to offer and covenant. Rates are to be assessed.



VAT

We anticipate VAT will be applicable at the prevailing rate.

EPC

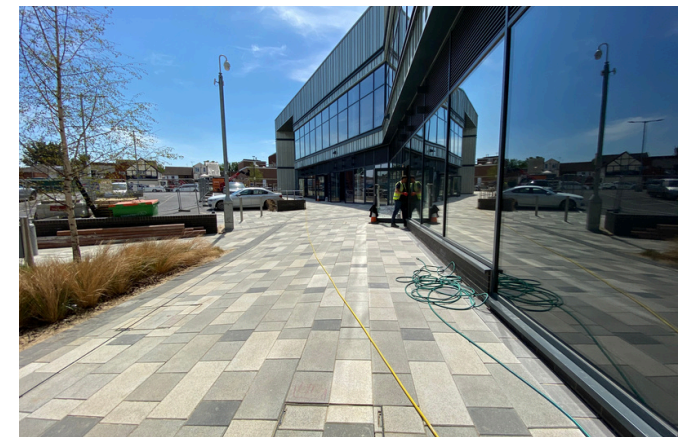
The Energy Performance Certificate Rating is B-34.

TERMS

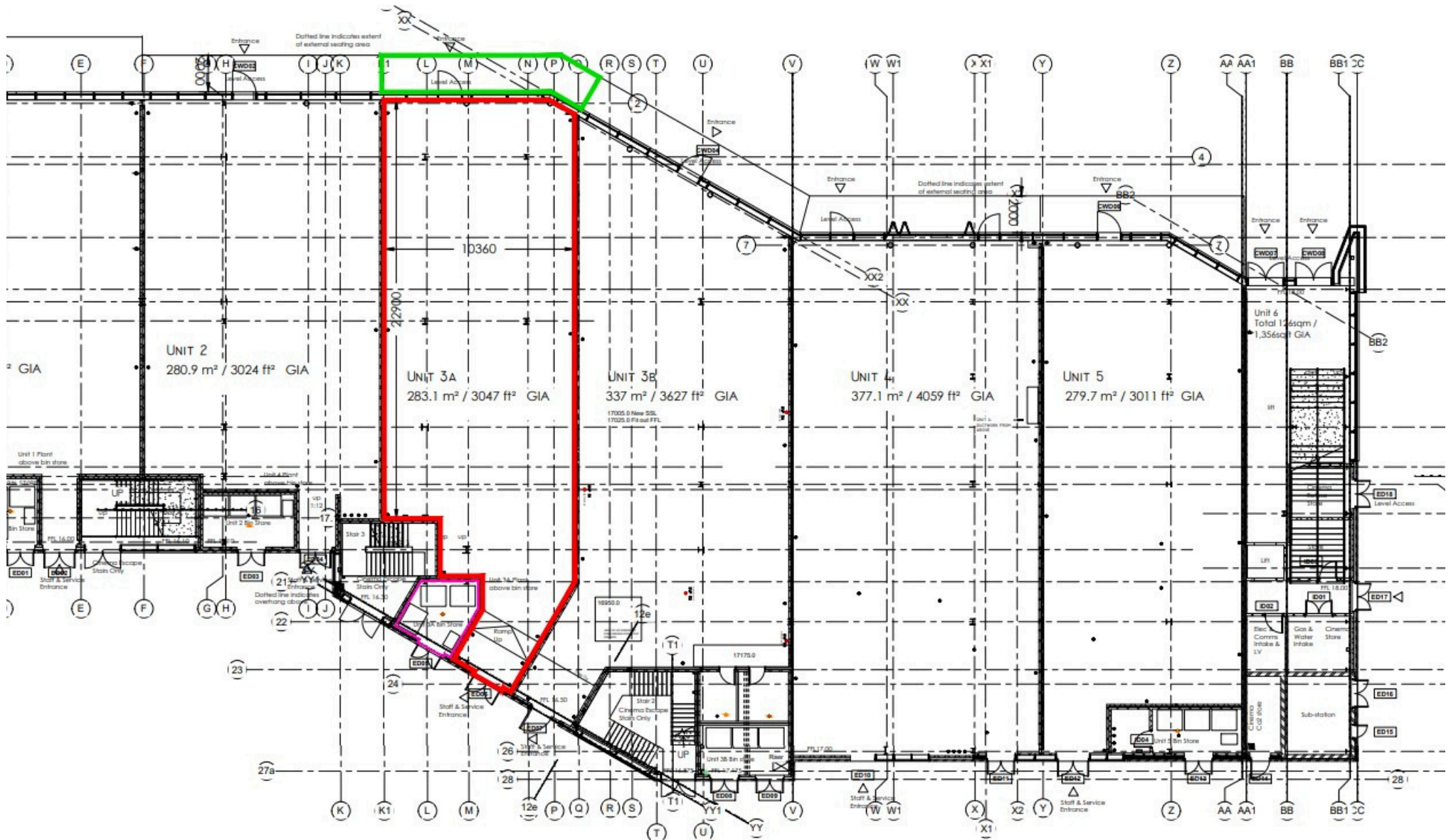
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MONEY LAUNDERING

Money Laundering Regulations require Savills to conduct checks upon all prospective purchasers. Prospective purchasers will need to provide proof of identity and residence.



FLOORPLAN



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VIEWINGS

For further information and all viewing requests please contact the sole selling agents Savills.

CONTACT

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