

FOR SALE — Modern Office Building

11 Jubilee Way Faversham ME13 8GD



- Ideal for owner occupiers
- Modern fitout including A/C
- Open plan and cellular accommodation

- DDA WC
- WC and Kitchen facilities on both floors
- X4 Parking spaces

Usdaw
Usdaw staff
parking only

Usdaw
Usdaw staff

Quoting Price: £250,000

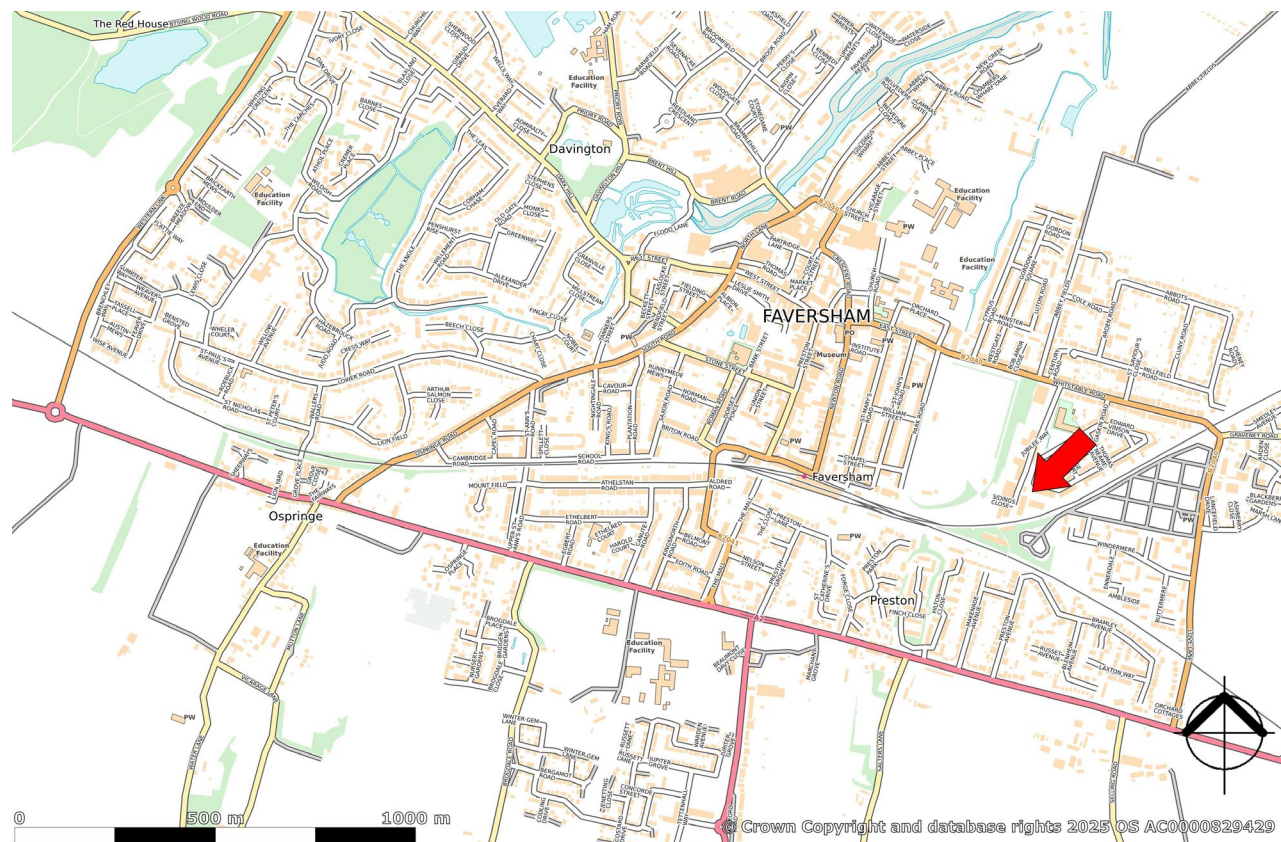
Size: 1,473 sq ft

LOCATION

The subject is located off Whitstable Road to the East of the town centre on a business park. It is 0.5 miles away from the train station which benefits from Southeastern Railways offering services to London Cannon Street, London Victoria and London St Pancras all circa 70-minute journeys. The A2 and M2 Junction 6 are 1-1.5 miles away. Other occupiers on Jubilee Way include Howdens, Screwfix, Medivet along with multiple independent businesses too.

DESCRIPTION

The subject comprises a two-storey office building with a modern fitout to include carpet tiling and vinyl flooring, suspending ceilings, perimeter trunking, Air-Conditioning, double-glazed windows throughout, alarm system and intercom, and electric heaters. The configuration is predominantly open plan accommodation with a kitchen and WC's on both floors and a DDA WC on the ground floor. The property comes with 4 parking spaces directly outside and additional communal parking nearby.



ACCOMMODATION

We have measured the property on net internal basis and calculated the following areas:

AREAS	SQ M	SQ FT
Ground floor office	51,16	550.70
Ground floor kitchen	7.79	83.90
Ground floor storage	5.58	64.38
First floor office	63.96	688.43
First floor kitchen	7.83	85.28
TOTAL	136.72	1,472.69

RATEABLE VALUE

Interest parties are advised to confirm this with the local authority

PLANNING

Use Class E

VAT

TBC

ENERGY PERFORMANCE CERTIFICATE

TBC

QUOTING PRICE

£250,000

TENURE

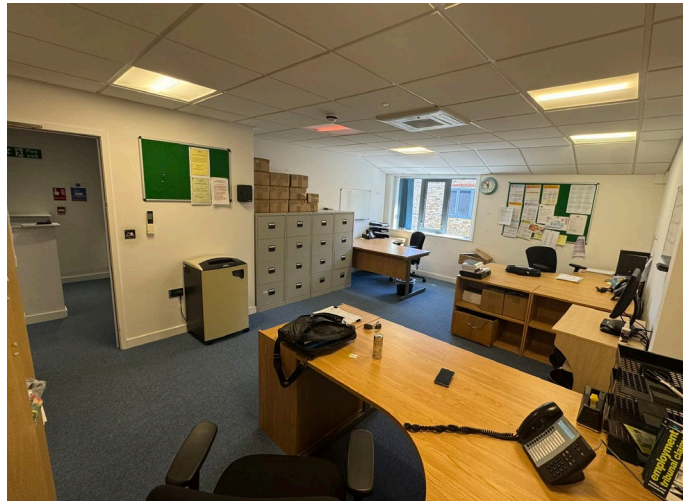
The property is held on freehold under the title number TT30064 and sold with Vacant Possession

LEGAL COSTS

Each party is to be responsible for its own legal costs incurred in any transaction

VIEWING

Strictly through the sole selling agents.





To arrange a viewing please contact:



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ANTI-MONEY LAUNDERING (AML) PROCESS

Under HMRC and RICS regulations and The Criminal Finances Act 2017, as property agents facilitating transactions, we are obliged to undertake AML due diligence for both the purchasers and vendors (our client) involved in a transaction. As such, personal and or detailed financial and corporate information will be required before any transaction can conclude

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1. These particulars are intended as guide only. Their accuracy is not warranted or guaranteed. Intending Purchasers/Tenants should not rely on these particulars but satisfy themselves by inspection of the property. Photographs only show parts of the property which may have changed since they were taken.
2. Graham + Sibbald have no authority to give any representation other than these particulars in relation to this property. Intending Purchasers/ Tenants take the property as they find it.
3. Graham + Sibbald are not authorised to enter into contracts relating to this property. These particulars are not intended to nor shall they form part of any legally enforceable contract and any contract shall only be entered into by way of an exchange of correspondence between our client's Solicitors and Solicitors acting for the Purchaser/Tenants.
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6. Date of Publication: July 2025