

PROPERTY DETAILS

**CLASS E BUILDING
FOR SALE WITH DEVELOPMENT POTENTIAL**

Location:	CHATHAM, KENT
Property:	10 Railway Street, ME4 4JL
Size:	2,237 Sq Ft (207.82 Sq M)



- **Town Centre Position**
- **Rear Vehicular & Pedestrian Access**
- **Potential Residential Development**
- **Extension Potential**
- **Current Class E Use**

**CHARTERED SURVEYORS
AND PROPERTY CONSULTANTS**

The Granary
1 Waverley Lane
Surrey GU9 8BB
www.traynorryan.co.uk



Location

Chatham Town Centre

M2 – 3 miles | M25 – 15 miles

Chatham Rail Station – 0.1 miles

Description

The property comprises an end terrace 4-storey, early Victorian building in office use on ground and two upper floors, with cellar space below.

Floor Areas

The property has been measured in accordance with RICS Property Measurement Standards, 6th edition:

	<i>Sq M</i>	<i>Sq Ft</i>
Ground	55.64	599
First	71.34	768
Second	54.26	584
Cellar	26.48	285
TOTAL	207.82	2,237

Price

Offers invited for the freehold interest. Guide price £400,000.

Business Rates

RV £10,500. No business rates are payable by small businesses.

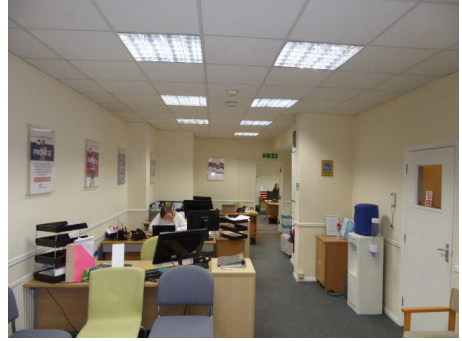
Viewing

Strictly by appointment through sole agents Contact Warren Traynor.

01252 794144 | wt@traynorryan.co.uk

Costs

Each party to bear their own costs.



Floor Plans

10 Railway Street Chatham

Approximate Gross Internal Area
2917 sq ft - 271 sq m



Not to Scale. Produced by The Plan Portal 2023
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