

Tonbridge Trade Park

Tonbridge, Kent

TN9 1AA

- ▶ 15 new trade/industrial/warehouse units
- ▶ 3,647 - 11,404 sq ft (units combined)

To Let

Available now



www.tonbridgetradepark.co.uk

NORTHWOOD
URBAN LOGISTICS 



THE SITE

- ▶ Located in the heart of Tonbridge, providing trade, warehouse, industrial and other road side opportunities
- ▶ 1 mile from Tonbridge Town Centre
- ▶ Surrounded by trade users and car showrooms
- ▶ 0.9 miles from Tonbridge Rail Station
- ▶ 45 minutes by train from Tonbridge Station to Central London
- ▶ Easily accessible from the A21
- ▶ The M25 motorway is 10 miles to the north via the A21
- ▶ Excellent visibility from the A26 and Vale Road

Accommodation

All areas are approximate on a GEA sq ft basis.

Unit	Ground Floor	First Floor	Total	Unit	Ground Floor	First Floor	Total
1	HFD LIMITED			9	4,358	1,102	5,460
2	3,647	-	3,647	10	BRIDGER TRANSPORT		
3	EUROCELL			11	FLEET MANAGED PRINT SOLUTIONS LTD		
4	FORMULA ONE AUTOCENTRES			12	TUNAP UK LTD		
5	CENNOX SIGNAGE & CONSTRUCTION LTD			13	ZITA WEST		
6	CENNOX SIGNAGE & CONSTRUCTION LTD			14	LIND AG LTD		
7	THE FRENCH COMTÉ			15	LARCHFIELD GROUP		
8	4,841	1,103	5,944				

GREEN CREDENTIALS

The scheme will ensure a decrease in CO2 emissions over 2013 Buildings Regulations. As a result, occupation costs to the end user will be reduced.

The green initiatives include:

- ▶ Electric vehicle charging points
- ▶ Low air permeability design
- ▶ 15% warehouse roof lights increasing natural lighting
- ▶ High performance insulated cladding and roof materials
- ▶ Secure cycle parking
- ▶ Photovoltaic panels on units 1, 2 & 3
- ▶ Air source heat pumps
- ▶ Designed and constructed to BREEAM Very Good



UNIT 2

3,647 sq ft

General Specification

Flexible trade counter/industrial/warehouse unit finished to a shell specification for occupiers to undertake their own fit out to suit their specific occupational needs.



6.5m clear internal height

37.5kN sq m floor loading

Electric loading doors

Secure business park



12 year collateral warranty available

Ideally suited for trade occupiers

Generous parking facilities

Planning Use

E(g) (formerly B1c), B2 and B8 (industrial and warehouse) uses.

Terms

Units are available to lease on terms to be agreed.



Unit 3



Unit 1



UNITS 8-9

5,460 up to 11,404 (units combined)

General Specification

Flexible warehouse/industrial units with fully fitted first floor offices.



8.4m clear internal height

37.5kN sq m floor loading

Electric loading doors

Ability to combine units

Secure business park



12 year collateral warranty available

Fitted offices with comfort cooling

Toilets

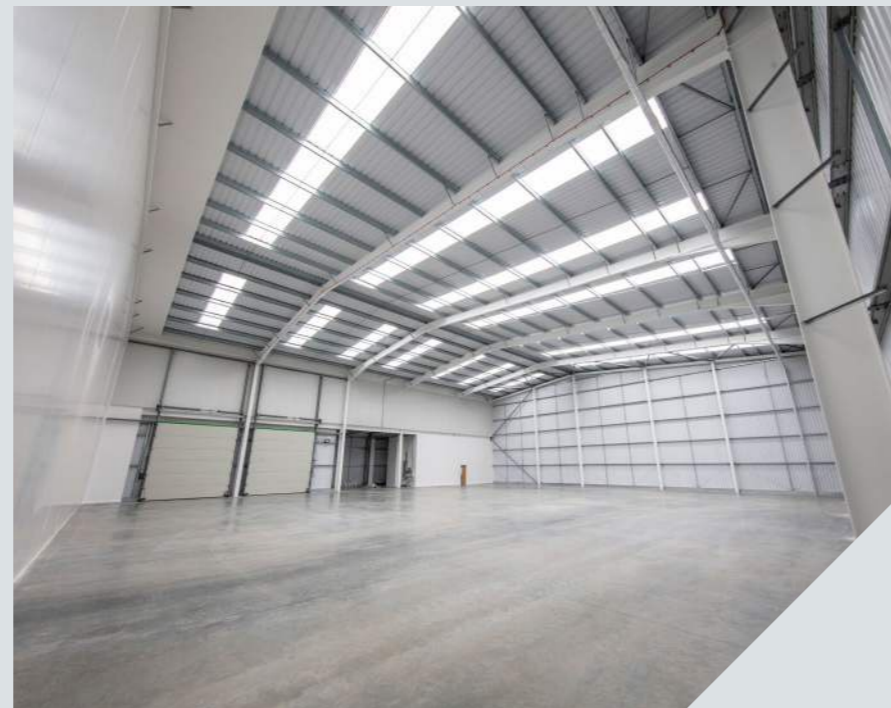
Generous parking facilities

Planning Use

E(g) (formerly B1c), B2 and B8 (industrial and warehouse) uses.

Terms

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TRAVEL DISTANCES

Tonbridge Trade Park, Ingot Way, Tonbridge, TN9 1AA

Road

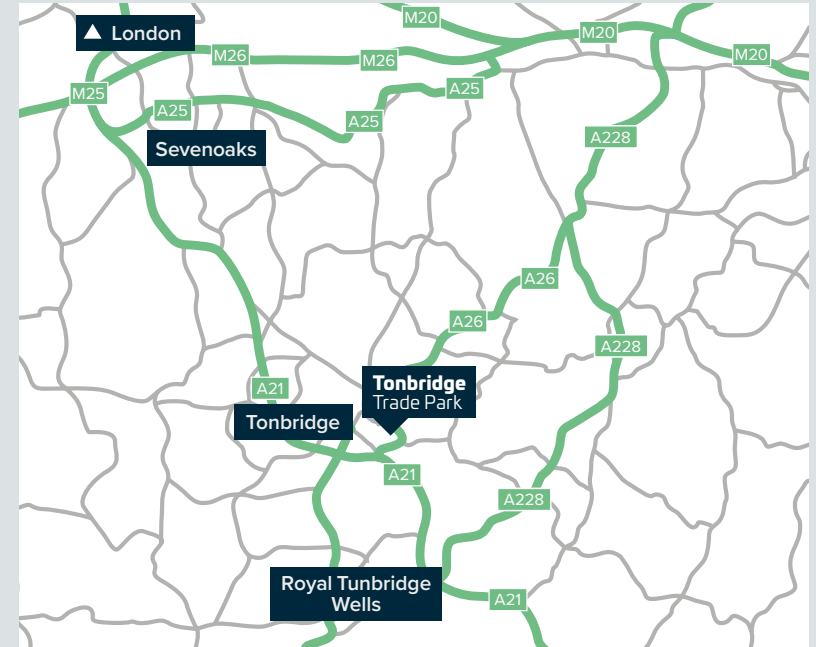
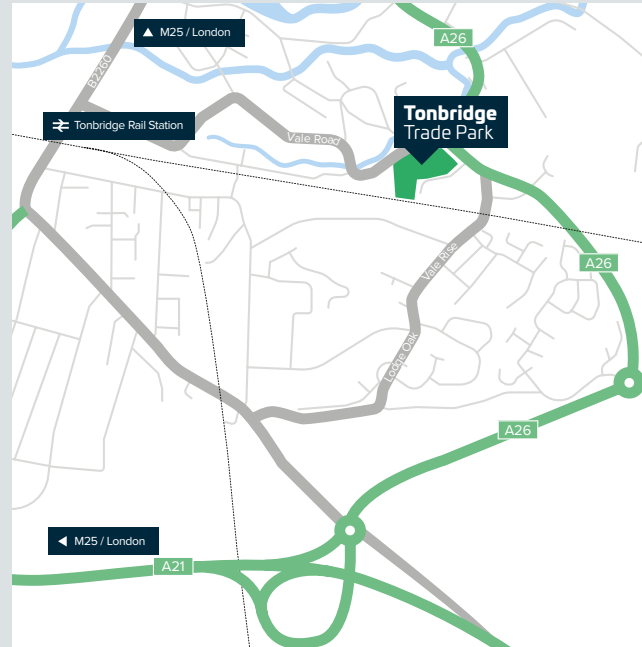
Tonbridge Town Centre	1 mile
Royal Tunbridge Wells	4.5 miles
A21	1.2 miles
M25/M26	10 miles
London	28 miles

Rail

Tonbridge Rail Station	0.9 miles
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Airport

Gatwick Airport	26 miles
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More information available through the joint marketing agents:

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Misrepresentation Act 1967. Every care has been taken in the preparation of these details, however any intending occupier should satisfy themselves of the correctness of each statement contained herein. They are expressly excluded from any contract. All measurements and distances are approximate. VAT may be applicable to rent/price quoted. February 2025.

www.northwoodurbanlogistics.com