



STORE, 3A ELM ROAD, FOLKESTONE

£600 per month

An opportunity to rent secure ground first floor storage space with an office in Folkestone.

Ideal for residents in the area needing more space or for a builders store with office.



Moving with Motis



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Store, 3a Elm Road Folkestone CT19 6EA

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Description

Motis Estates are pleased to offer this ground floor commercial unit in Elm Road, Folkestone ideal for a builders store with an office, storage or for an art studio. An opportunity to rent secure storage space with an office.

All measurements are approx (sq m)

Ground Store 28.9 sq m

First Store 15.4 sq m

Office 9.5 sq m

WC 1.2 sq m

Total: 55 sq m

We understand that the Current Rateable Value is £2,650 from 1st April 2026. The property is therefore eligible for small business rates relief.

The property benefits from electrics and running water but no heating. A phone line for Broadband will also need to be installed.

The property is used for storage purposes therefore there has no Energy Performance Certificate. If you are looking to use it as an office with storage then an EPC can be arranged.

The property is available by way of a licence at a rent of £600 per calendar month.

Deposit payable.

Agreement Fee: There is a one-off Licence Agreement fee of £150 plus VAT to be payable by the tenant.

Viewing Strictly by appointment through these offices.

SUBJECT TO CONTRACT (This firm operates a Complaints Handling Procedure, details of which are available upon request). Please contact Motis Estates, Commercial Agents in Folkestone on 01303 212020 for further details.

Tenure Leasehold

Postcode CT19 6EA

Viewings Strictly by appointment only -
Property Reference MOTIS_011429

Opening Hours:

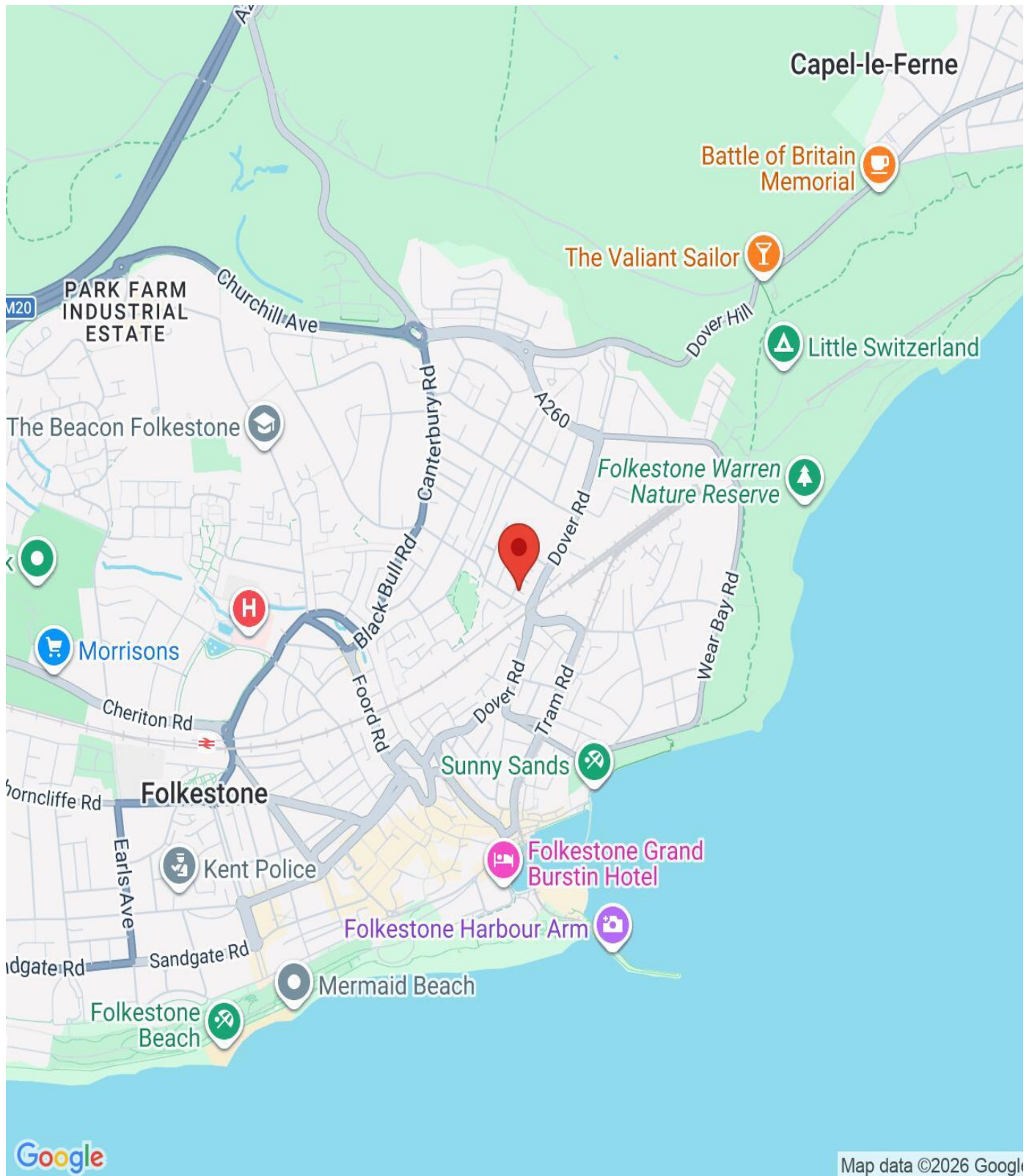
Monday - Friday 9.00 - 5.30

Saturday 9.00 - 3.00









IMPORTANT NOTICE

Descriptions of the property are subjective and are used in good faith as an opinion and NOT as a statement of fact. Please make further specific enquires to ensure that our descriptions are likely to match any expectations you may have of the property. We have not tested any services, systems or appliances at this property. We strongly recommend that all the information we provide be verified by you on inspection, and by your Surveyor and Conveyancer.