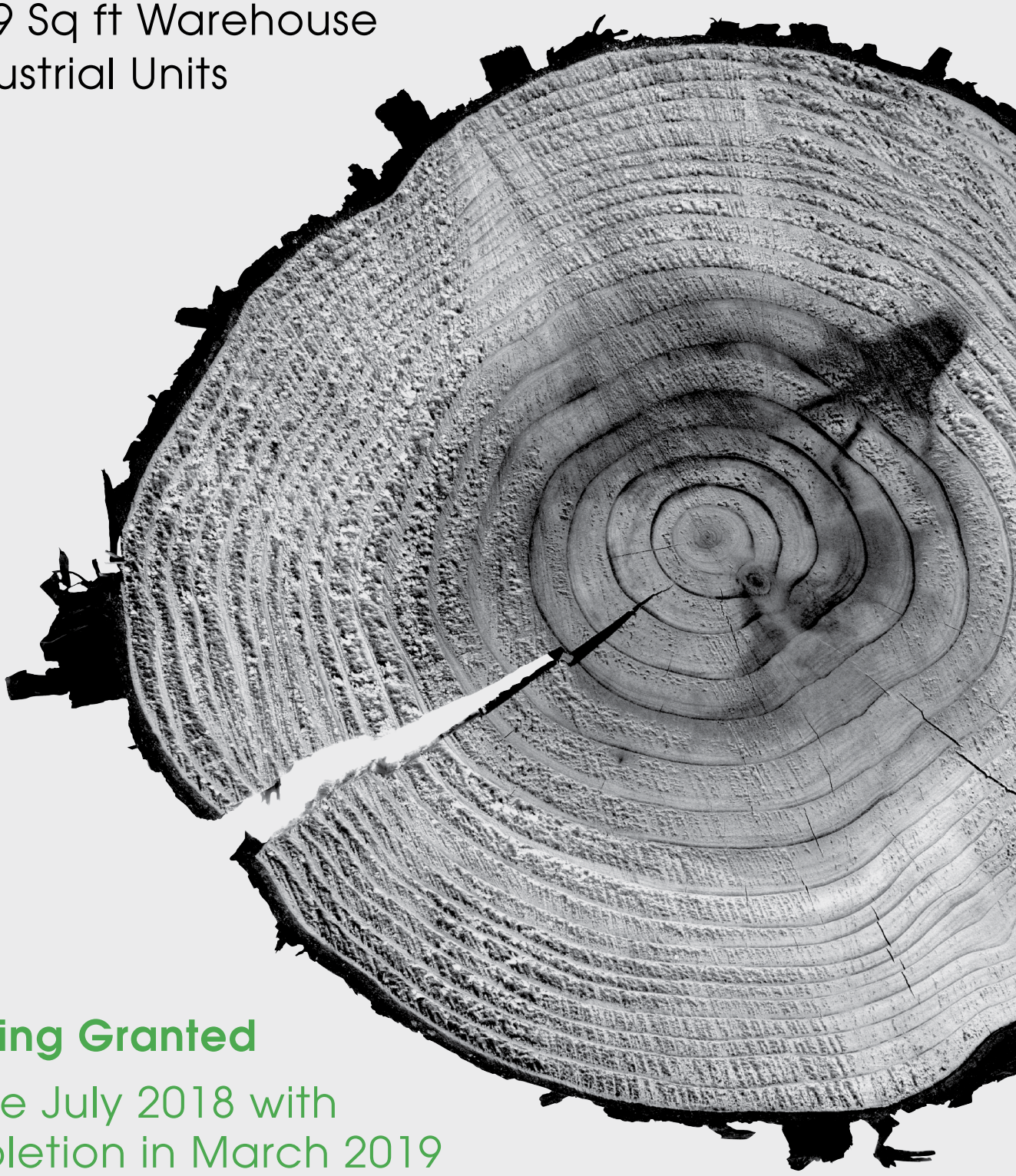
goya business park
sevenoaks

73,069 Sq ft Warehouse
& Industrial Units



Planning Granted

On site July 2018 with
completion in March 2019

The Moor Road, Sevenoaks, Kent TN14 5GY
www.gbpsevenoaks.co.uk

Goya
goyadevelopments.co.uk



Goya Developments
Trade & Warehouse Development

A new warehouse/industrial development totalling up to 73,069 sq ft, offering 8 adaptable units to suit all your business needs.

Goya Business Park, Sevenoaks is situated on The Moor Road off Otford Road (A225) and adjacent to the Vestry Trading Estate, which is the main commercial location for trade and retail operators in the area. Other occupiers close by include Sainsburys, Homebase, Halfords, Drakes, Magnet and Screwfix.

The scheme provides units from 5,237 sq ft (487 sq m) up to 73,069 sq ft (6,744 sq m) and will offer energy saving technologies to create a potential 10% saving in energy consumption over a 2014 building.



Site Plan
Flexible Units

UNIT	GROUND GEA ft²	FIRST GEA ft²	TOTAL GEA SQ.FT	TOTAL GEA SQ.M
1	5,607	1,227	6,834	635
2	4,832	753	5,585	519
3	6,501	1,065	7,566	703
4	6,243	904	7,147	664
5	4,908	861	5,769	536
6	10,979	1,743	12,722	1,182
7	9,999	1,517	11,516	1,070
8	13,799	2,131	15,930	1,480
TOTAL	**62,868**	**10,201**	**73,069**	**6,789**


6
7





Unique
To You

SPECIFICATION

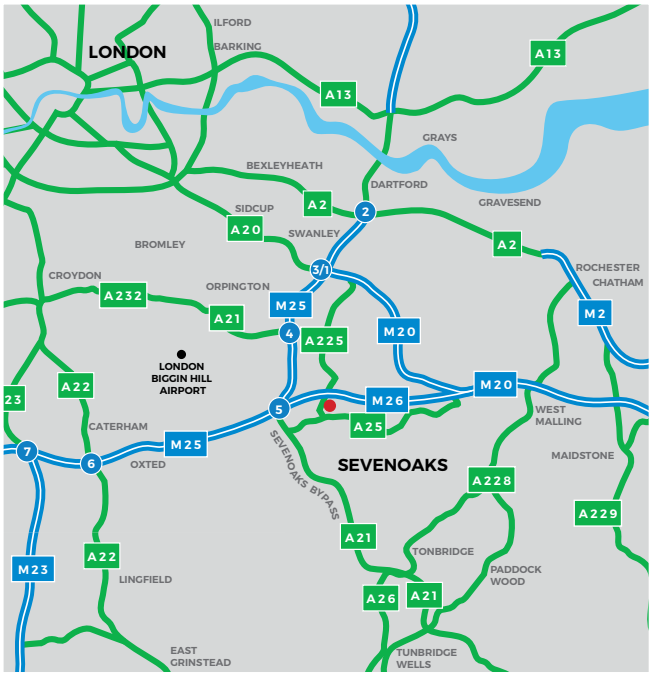
Whilst there is scope to incorporate specific tenant requirements into any design, any new development will have the following minimum specification:

- EPC rating of A
- 6.5m and 8.5m eaves height for units 1-5 and units 6-8 respectively
- 37.5kN/m2 minimum warehouse floor loading
- Electric roller shutter loading doors
- Fully carpeted and heated offices
- Entrance lobbies have ceramic tiles, brushed metal ironmongery, vertical radiators and walnut veneer solid doors

ECO-INITIATIVES

- The scheme shall achieve a minimum 10% Carbon reduction through the use of on-site Low & Zero Carbon technologies
- Photovoltaic panels
- Tighter construction tolerance to minimise heat loss
- 13% roof lights for increased natural lighting
- Electric car charging points are provided
- Air source heating & cooling with heat recovery ventilation
- Bike shelters





DESTINATION	DISTANCE
BAT & BALL STATION	0.4 MILES
SEVENOAKS STATION	1.8 MILES
SEVENOAKS TOWN CENTRE	2 MILES
JUNCTION 5 M25	3 MILES
CENTRAL LONDON	24 MILES
EBBSFLEET INTERNATIONAL RAIL STATION	16 MILES
GATWICK AIRPORT	22 MILES

Prime Location

GOYA BUSINESS PARK, SEVENOAKS

Goya Business Park, Sevenoaks is situated off Otford Road (A225) in the main commercial area in Sevenoaks, approximately 2 miles to the north of the town centre and 4 miles from Junction 5 of the M25 via the A25.

Sevenoaks mainline railway station is approximately 1.5 miles to the south with Bat & Ball Station less than half a mile walk, which takes 32 minutes to London Bridge.

AGENT DETAILS

Stephen Richmond | 07771 900 682
stephen.richmond@altusgroup.com

Tom Booker | 07584 237 141
tom.booker@altusgroup.com

Richard Turnill | 07764 476 915
richardturnill@watsonday.com

Kevin Dempster | 07860 504 620
kevindempster@watsonday.com