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CROSSWAYS BUSINESS PARK, DARTFORD DA2 6QE

LAKEVIEWWEST

A thriving business park environment with excellent on-site and local amenities.











Crossways Business Park is an established mixed-use business park in the heart of the Thames Gateway. The park which extends to over 300 and international companies including Bellway Homes, Laing O'Rourke, Kuehne & Nagel, Mazda, Diebold name but a few...so you'll be in good

Lakeview 360 Café

Costa Coffee

The Wharf Public House

Burger King

Asda Superstore & Filling Station

Holiday Inn Express

Campanile Hotel

Travelodge





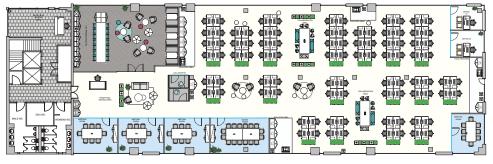
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INDICATIVE SPACE PLAN

FLOOR AREAS

Floor	sq ft	sq m
Ground	9,437	876
Total	9,437	876

The floor areas have been measured on an IPMS3 basis.



AIR CONDITIONING



PASSENGER LIFT



FULL ACCESS RAISED FLOORS



MALE, FEMALE & DISABLED WC'S



METAL SUSPENDED CEILINGS



EXCELLENT PARKING RATIO OF 1:241 SQ FT



LED LIGHTING



FULLY DDA COMPLIANT

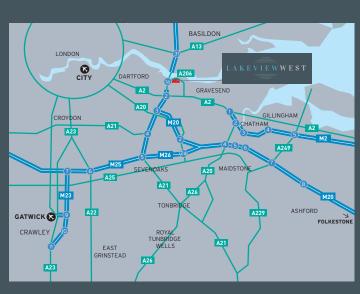




A transport hub with fast connections both domestically and internationally.

Lakeview West is located on Crossways Business Park at junction 1a of the M25, close to the Dartford Crossing. The park benefits from excellent transport connectivity being close to Stone Crossing and Greenhithe stations, as well as having the fast track bus route linking Dartford town centre to Gravesend.

There are two railway stations, Greenhithe and Stone Crossing, on the Gillingham to London line (40 minutes to Central London). Ebbsfleet International Station is approximately 3 miles to the east (17 minutes to Central London).



Local amenities QEII BRIDGE Lakeview 360 Café Costa Coffee RIVER THAMES 2 MILES **JUNCTION 1A** A206 GREENHITHE SWANSCOMBE NORTHFLEET DARTFORD A225 JUNCTION 1B JUNCTION 2 TO M2 MOTORWAY > TO GATWICK AIRPORT TO CITY AIRPORT

TRAVEL TIMES

Rail	
London St Pancras	18 mins
London Charing Cross	51 mins
Brussels (Eurostar)	101 mins
Paris (Eurostar)	125 mins

Bus (Fastrack)	
Greenhithe Station	4 mins
Dartford Town Centre	4 mins
Bluewater Shopping Centre	9 mins
Ebbsfleet International Station	20 mins

Air	
London City	18 miles
Gatwick	38 miles
Stansted	48 miles
Heathrow	60 miles











VIEWING

Strictly by appointment through the joint agents.

EPC available for download via the website.

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