

DOCK ROAD &  
HUME AVENUE  
TILBURY, ESSEX  
RM18 8DX

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**Space up to 2.57 Acres  
Plots from 0.25 acres**

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- For Sale or Lease
- Compacted Hardcore Surface
- Secured with Palisade Fencing
- B8 Planning Use
- Serviced Plots Available

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## LOCATION

Tilbury is London's principal freight terminal on the River Thames and a key logistics hub for the southeast of England. It also hosts the London International Cruise Terminal - the only cruise terminal with direct river access to Central London.

The area boasts excellent transport connectivity. A dual carriageway links Tilbury directly to the A13, with Junctions 30/31 of the M25 just 5 miles west. Connectivity will be further enhanced by the upcoming Lower Thames Crossing, with construction set to begin in 2026.

Tilbury benefits from a C2C mainline rail station offering frequent services to London Fenchurch Street, with a journey time of approximately 40 minutes.

The property is located just east of Tilbury Town Station on Dock Road and Hume Avenue, an extension of the A1089, which provides direct access to the A13. It is ideally positioned for quick access to Tilbury Docks, the 2 million sq. ft. Amazon Fulfilment Centre, and a wide range of retail and trade occupiers.

The surrounding area is densely populated, offering a strong local workforce and excellent operational support.

## DESCRIPTION

Located in the heart of Tilbury, Dock Road & Hume Avenue offers a rare opportunity to purchase or lease individual Industrial Outdoor Storage plots starting from 0.25 acres up and a total of 2.67 acres available. With planning imminent, these plots are all set to become fully secure, and surfaced with compacted hardcore.

With several plots available at varying sizes, these IOS sites are highly suitable to businesses looking to take out space for their local business operations, or storage alike.

Please enquire for more details on availability.

## ACCOMMODATION

Industrial Outdoor Storage plots starting from 0.25 acres.

### Name      Size

**Total      2.57 Acres (1.04 Hectares)**

## TERMS

The property is available by way of a sale, or a new effective full repairing and insuring lease on terms to be agreed.

Available on application.

## EPC

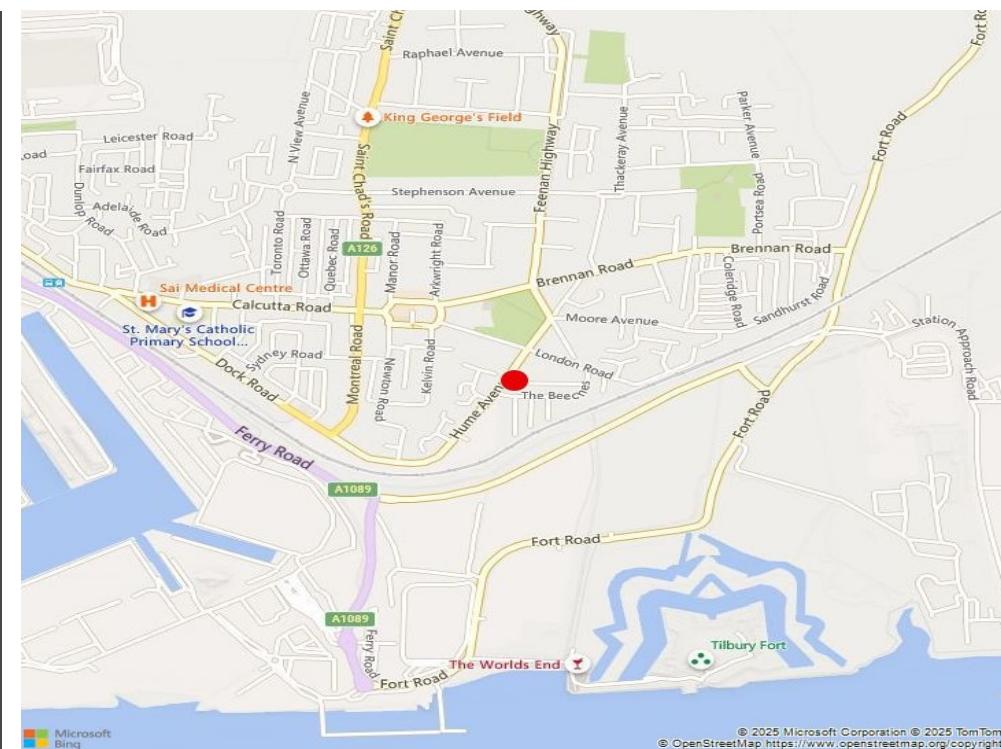
EPC not required.

## VAT

The property is VAT elected.

## VIEWING

Strictly by appointment with agents.



## CONTACT

James Butcher  
07890 300 100  
James.Butcher@carterjonas.co.uk

Tyler Smith  
07799 348 165  
Tyler.Smith@carterjonas.co.uk

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