



MAIDSTONE
INNOVATION
CENTRE



HM Government



European Union

European Regional
Development Fund

NURTURING
AMBITION

**INSPIRING
SUCCESS**



SERVICED OFFICES
CO-WORKING
VIRTUAL OFFICES
MEETING ROOM HIRE
CONFERENCE FACILITIES

CGI of building

CHOOSE A PARTNER AS DRIVEN AS YOU ARE.

We're focused on start-ups and developing businesses, with a desire to provide the very best environment to motivate their employees, impress their clients and drive their future.

Maidstone Innovation Centre offers the unique opportunity to locate to one of the country's most prestigious Academic Health Science Network environments - Kent Medical Campus. Our state-of-the-art building provides inspirational surroundings as well as flexible accommodation to suit your exact requirements, with room for growth.

Located in the North Kent Enterprise Zone and situated just 1 minute from Junction 7 of the M20 and 6 minutes from Maidstone town centre, this is an ideal place to do business.

- High-quality inspiring environment
- Central Kent location
- Unique business support
- Flexible office solutions.

Maidstone Innovation Centre is part funded by the European Union Regional Development Fund 2014 - 2020.

OUR STATE-OF-THE-ART BUILDING PROVIDES INSPIRATIONAL SURROUNDINGS AS WELL AS FLEXIBLE ACCOMMODATION TO SUIT YOUR EXACT REQUIREMENTS, WITH ROOM FOR GROWTH.

Images are indicative of the work environment at Maidstone Innovation Centre



**INVEST IN YOUR FUTURE WITH
MAIDSTONE INNOVATION CENTRE.**

A positive work culture inspires pride, energy, creativity, collaboration and increased output as well as being regarded as essential to a business's success.

Your physical working environment will have a significant impact on your ability to achieve this. Therefore providing a space where people can work in comfort and safety with everything they need will ensure that your business is given every chance to succeed.

Created to be a vibrant environment for business, Maidstone Innovation Centre comes with an enviable specification, combined with attention to detail as a workplace with well-being in mind.

- Two main entrances with 24/7 access
- Double height atrium reception*
- Roof top terrace
- On-site management team
- Prestigious campus environment
- Large conference room with folding partition*
- 6 meeting rooms*
- Multiple break-out areas
- Kitchen and catering supplies on each floor
- Disabled toilets on each floor
- Showers
- 75 car parking spaces with another 42 to be added in 2022
- Bicycle parking
- Electric car charging

*Hearing loop enabled

**INSPIRING PRIDE, ENERGY,
CREATIVITY, COLLABORATION
AND INCREASED OUTPUT.**





THINK OF US AS THE PERFECT
CONSTANT IN YOUR BUSINESS LIFE.

CHANGE YOUR REQUIREMENTS, NOT YOUR ADDRESS.

We offer fully serviced offices, co-working space and virtual offices meaning wherever you are in your business journey we can accommodate you.

And when you need to change in the future, we'll accommodate that as well. Think of us as the perfect constant in your business life with the ability to develop with you, whilst still providing a permanent home for your company.

SERVICED OFFICES.

Suitable for businesses who require quality office space without the obligations of a long term lease. Our serviced offices offer everything you'd expect to run your business efficiently and successfully.

BENEFITS:



FLEXIBLE TENANCY
OPTIONS OR FLEXIBLE
LEASE/LICENCE
OPTIONS



UPDATE YOUR SPACE
AS YOUR
BUSINESS
DEVELOPS



EASY SET UP
YOU CAN BE UP
AND RUNNING
STRAIGHTAWAY



PRESTIGIOUS
CAMPUS
ENVIRONMENT

FEATURES:

Simple monthly payments

On-site management team

Receptionist services

Flexibility - up or downsizing your requirements

Administrative support

Hi-spec IT network

Fast reliable broadband

Meeting room/ conference facilities (hourly charge)

Kitchen and catering

On-site business support from NCL Technology Ventures*

Enterprise zone status including business rates discounts for 5 years*

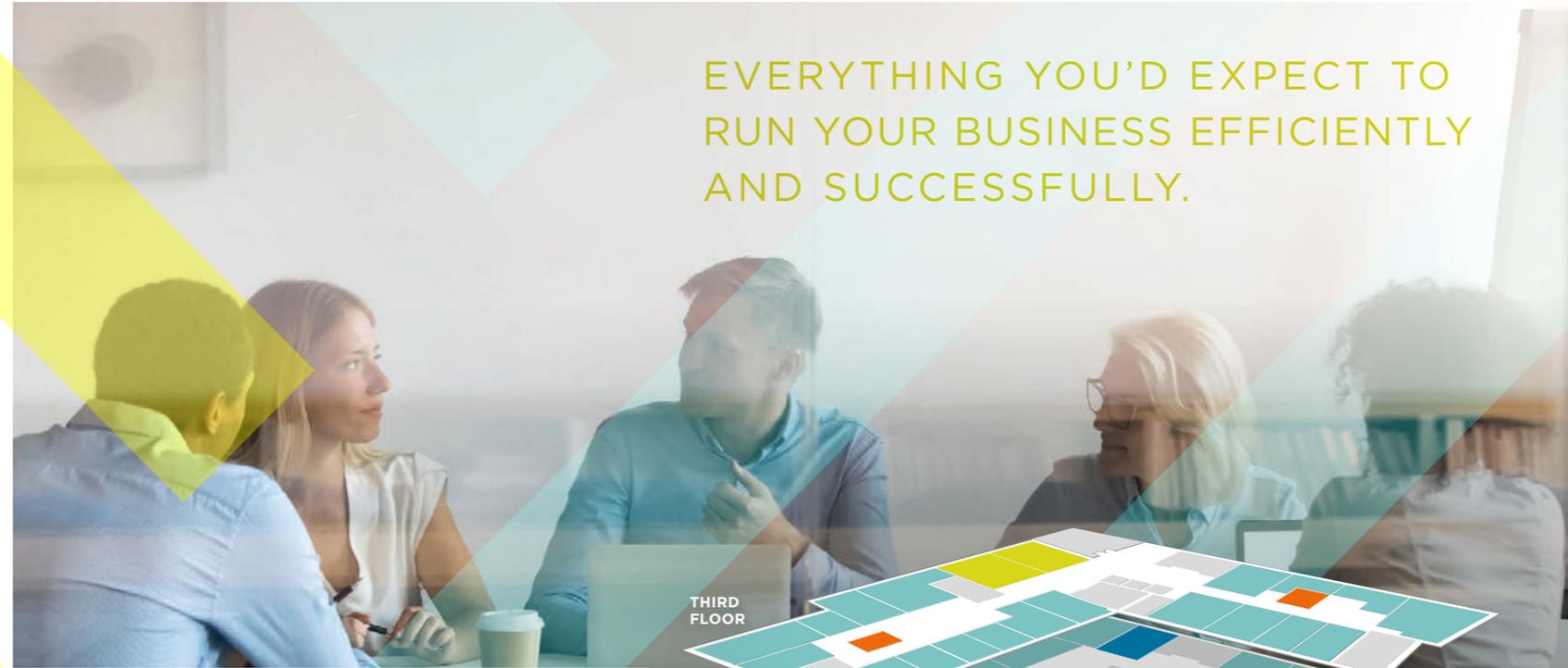
24-hour access

OFFICES CAN BE COMBINED ON A SINGLE LET TO CREATE A LARGER WORKING ENVIRONMENT.

TRADITIONAL LEASE OPTIONS ALSO AVAILABLE

*Information further on in brochure.

EVERYTHING YOU'D EXPECT TO RUN YOUR BUSINESS EFFICIENTLY AND SUCCESSFULLY.



THIRD FLOOR

SECOND FLOOR

FIRST FLOOR

GROUND FLOOR

FLOOR PLANS

OFFICE SPACE HOT DESK STUDIO
MEETING ROOMS HUB
CONFERENCE ROOMS RECEPTION

Not to scale. For indicative purposes.

CO-WORKING SPACE.

If you are not ready to rent an office, then working in our shared office or with a dedicated desk is a great option and gives you access to all of our facilities. Hire the number of desks you need for the time you need. Co-working is also available by the hour.

BENEFITS:



HOURLY/WEEKLY/
MONTHLY CONTRACT
MEANS NO LONG-TERM
COMMITMENT



EASY SET UP
YOU CAN BE UP
AND RUNNING
STRAIGHTAWAY



PRESTIGIOUS
CAMPUS
ENVIRONMENT

A GREAT OPTION AND
GIVES YOU ACCESS TO
ALL OF OUR FACILITIES

FEATURES:

Simple monthly
payments

Fully furnished
shared space

On-site
management team

Receptionist
services

Administrative
support

Hi-spec
IT network

Fast reliable
broadband

Meeting room/
conference facilities
(hourly charge)

Tea and coffee
making facilities

Kitchen and shower
facilities

24-hour access for
dedicated desks



VIRTUAL OFFICES.

Not ready for an office? Our virtual office services give you a professional image with a prestigious business address and full reception services including mail forwarding and scanning.

BENEFITS:



PROFESSIONAL
BUSINESS ADDRESS
AT LOW COST



EASY SET UP
YOU CAN BE UP
AND RUNNING
STRAIGHTAWAY

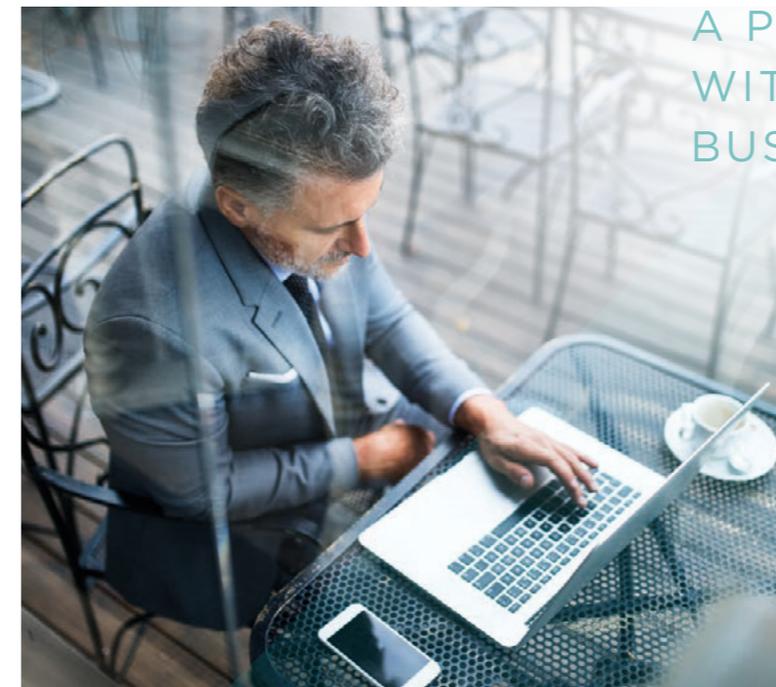
A PROFESSIONAL IMAGE
WITH A PRESTIGIOUS
BUSINESS ADDRESS.

FEATURES:

Simple monthly payments

Receptionist services

Meeting room hire





WHERE BETTER TO HOLD ANY EVENT THAN AT THE INNOVATIVE HEART OF KENT.

CONFERENCE AND MEETING FACILITIES.

Training days, team building, board meetings or exclusive meetings, when it's time to collaborate and share ideas, let us help. Where better to hold any event, large or small, than at the innovative heart of Kent.

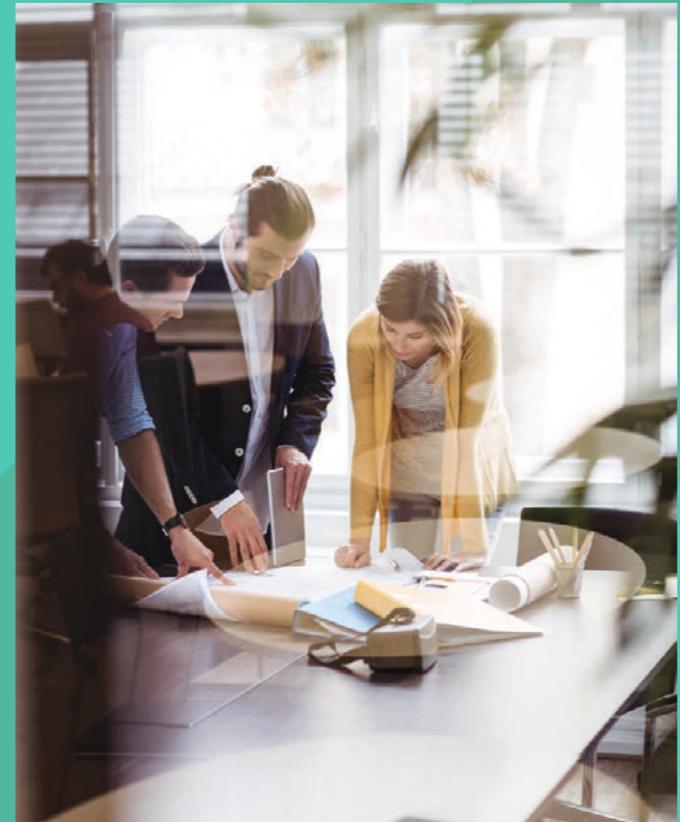
BENEFITS:



CENTRAL LOCATION IN KENT



PRESTIGIOUS CAMPUS ENVIRONMENT



FEATURES:

- 6 fully equipped meeting rooms
- Large conference room with folding partition
- Breakout areas
- Hearing loop
- AV support
- On-site management team

- On-site business support
- Fast reliable broadband
- Simple packages
- Residential package for tenants
- Tea and coffee making facilities
- Catering

BUSINESS SUPPORT WITH POSITIVE BENEFITS.

Maidstone Innovation Centre provides easy access to business support programmes and will give you the potential to develop further than you might have thought possible, with a history of providing valuable assistance.



NORTH KENT ENTERPRISE ZONE

Kent Medical Campus is a member of the North Kent Enterprise Zone.

Looking to attract companies and investors in key sectors including medical & healthcare research, training & practice, advanced manufacturing, engineering and digital technologies, Enterprise Zones are Government-designated areas in England.

The principal incentive to occupiers of the Maidstone Innovation Centre are business rates discounts worth up to £55,000 annually for five years.



NCL TECHNOLOGY VENTURES

Available on-site, NCL Technology Ventures invests transformational equity capital in entrepreneurs who have truly innovative technologies.

They provide a package of human and capital resources over the life of their investments including:

- Strong scientific knowledge and frontline healthcare experience
- Developmental and leadership building experience
- A carefully built local and global network of healthcare specialists
- An overriding ambition to succeed in bringing new innovation in healthcare to benefit global recipients.

TENANTS HAVE ACCESS TO THE MEDTECH INNOVATION PROGRAMME AT NO EXTRA COST.



THE POTENTIAL TO DEVELOP FURTHER THAN YOU MIGHT HAVE THOUGHT POSSIBLE.



MEDTECH INNOVATION PROGRAMME

M-IP is a package of support for people with an early stage business idea that they want to evaluate and develop into a business plan. Guided by NCL Technology Ventures and driven by the business founder, the programme aims to support 150+ businesses over 3 years to develop an investible plan, raise finance and commence trading.

If you are looking for fully funded support, please contact us at mip@ncltv.co.uk.

FURTHER FUNDS

There are currently multiple funds for businesses who locate in Kent including:

- Kent Life Science Fund
- The Kent & Medway Business Fund
- LoCase
- SEBB.



AN ENVIABLE LOCATION FOR YOUR BUSINESS AND YOUR TEAM.

KENT MEDICAL CAMPUS

Establishing itself as a fully integrated centre of excellence for health, science and education in the South East, Kent Medical Campus is located within 30 acres of landscaped grounds, surrounded by ancient woodland.

Occupiers KIMS Hospital, Cygnet Healthcare and Care UK have already established a presence on the campus.

Maidstone Innovation Centre sits within the heart of the campus.

Current occupiers:

- KIMS Hospital
- Cygnet Healthcare
- Care UK.



MAIDSTONE, KENT.

Maidstone is the business capital of Kent, surrounded by rolling countryside, offering an abundance of green space and an historic river flowing through its centre. A pleasant environment, Maidstone has been ranked in the top 50 places to live in the UK.

A superb amenity for your team, the town centre is only a 6-minute drive from the campus and is a major shopping centre with a wide variety of cafés, restaurants, pubs and entertainment.

Kent is an economically diverse county and has close links to London and European markets as well as being only a short distance from enterprising regions including Cambridge and Oxford.

Providing excellent educational opportunities Kent has exceptional secondary and grammar schools including the School of Science and Technology in Maidstone, colleges, universities and the Kent and Medway Medical School.

Kent is home to more than 45,000 businesses including larger organisations such as Pfizer, Michaelson Diagnostics, Bedford Scientific, Abbott Laboratories, Mylan, Novartis, Aesica and BAE Systems.



Within a 5 minute walk:

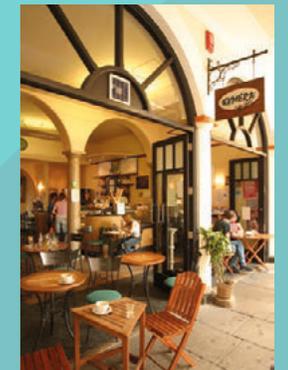
- Newnham Court Inn, The Bell and The Early Bird Public Houses
- Nursery
- Cafés
- Restaurants
- Hairdressers
- Tesco Superstore, cashpoint and petrol forecourt service station
- M&S, Next Home & Fashion store including Costa Coffee
- Pharmacy
- Hilton Hotel with spa and fitness suite.



Within a 5 minute drive:

- Fitness/leisure centres
- Hotels
- High Street services
- Fremlin Walk and The Mall shopping centres
- Restaurants including Bills, Prezzo and Wildwood
- Odeon Cinema Complex and bowling.

HOME TO MORE THAN 45,000 BUSINESSES.



COMMUNICATIONS.

Maidstone Innovation Centre offers excellent access to the UK's extensive motorway network, being located on Junction 7 of the M20, which in turn leads to the M25, M2 and the rest of the UK.

London is within easy reach by rail with main-line and high-speed rail services close by and, being less than 45 miles away by car, putting the likes of the Francis Crick Institute on the doorstep.

Major airports including London Gatwick, London Heathrow, London City and London Stansted are all within an easy drive as is access to Europe via car.

For directions to Maidstone Innovation Centre use ME14 5FY



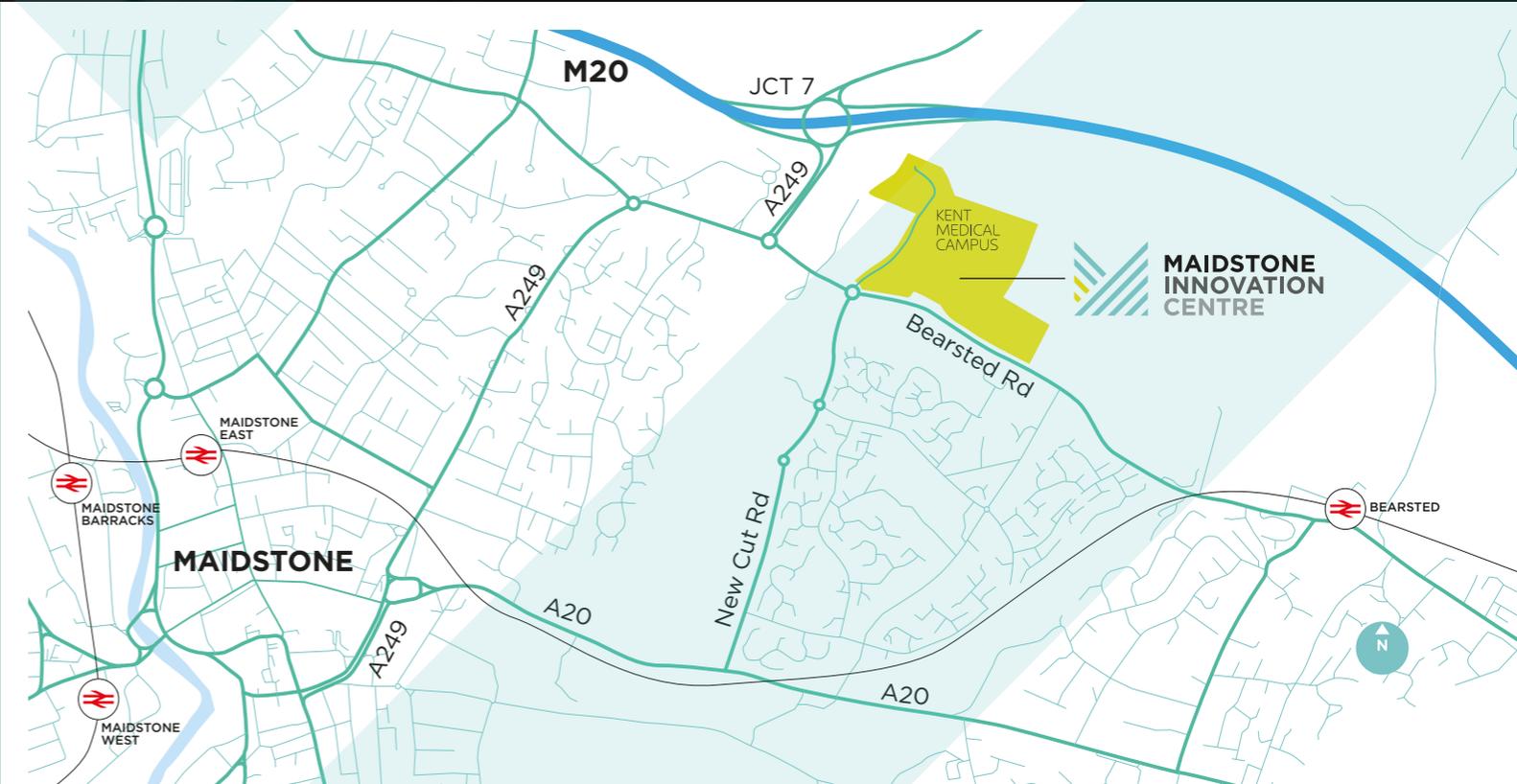
Maidstone town centre.....	2.5 miles
Ashford.....	20 miles
London.....	42 miles
Cambridge.....	85 miles
Oxford.....	107 miles
Ebbsfleet International.....	19 miles
Ashford International.....	20 miles
Channel Tunnel.....	30 miles
Dover Port.....	40 miles
London Gatwick.....	40 miles
London City.....	37 miles
London Stansted.....	63 miles
London Heathrow.....	66 miles

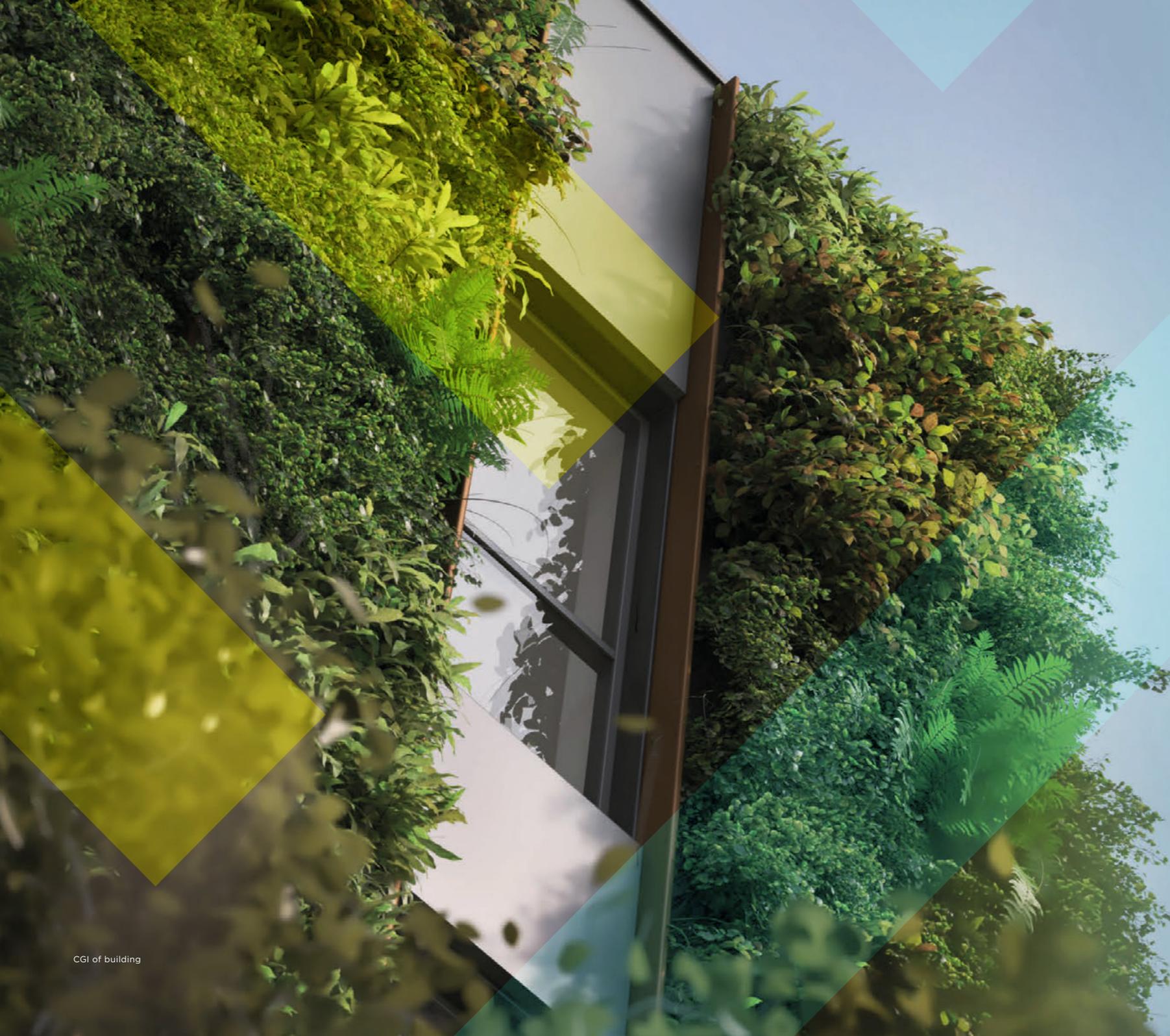


Kent is currently the only County with high-speed rail

Maidstone West to Ebbsfleet International.....	25 mins
Ebbsfleet International to London St Pancras.....	21 mins
Maidstone West to Stratford International.....	53 mins
Maidstone West to London St Pancras.....	63 mins
Maidstone East to London Victoria.....	57 mins

Source: National Rail Enquiries, Eurostar & The AA. Distances and times approximate.





MAIDSTONEINNOVATIONCENTRE.CO.UK

MAIDSTONE INNOVATION CENTRE
GIDDS POND WAY
KENT MEDICAL CAMPUS
MAIDSTONE
KENT
ME14 5FY

For our Covid 19 policy refer to our website.



IMPORTANT NOTICE: The agents for themselves and for the vendor of this property for whom they act give notice that:
(i) the particulars are set out as a general guide only and do not constitute any part of an offer or contract;
(ii) all descriptions, dimensions, distances, references to condition and other details are given without responsibility and should not be relied upon as statements or representations of fact; (iii) no person in the employment of the agents has any authority to make or give any representation or warranty whatsoever in relation to this property.
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