

TO LET

UNIT **2**

COMMUNICATIONS PARK

Green Lane | Heathrow | TW4 6DL

Industrial / Warehouse Unit
11,815 sq ft (1,079.2 sq m)



DESCRIPTION

Communication Park is a highly sustainable zero carbon multi let scheme built in 2021. Unit 2 comprises an end terrace unit of steel portal frame warehouse which has been fully fitted to a high standard internally.

ACCOMMODATION

The accommodation comprises the following areas:

Description	sq ft	sq m
Warehouse	10,073	935.9
First floor office	1,542	143.3
Total	11,815	1,079.2

Approx. Gross External Area





SPECIFICATION



8M EAVES



SINGLE LEVEL
ACCESS
LOADING DOOR



PV PANELS
TO ROOF



ELECTRIC
CAR CHARGING



8 PARKING
SPACES



KITCHENETTE



EPC A+



FITTED SECURITY
SYSTEM + CCTV



SHOWER
FACILITIES



LED LIGHTING
IN WAREHOUSE

TERMS

A new lease is available directly from the Landlords for a term by arrangement.

SERVICE CHARGE

An estate charge is payable in respect of services to the common parts of the estate. Further details available upon request.

LOCATION

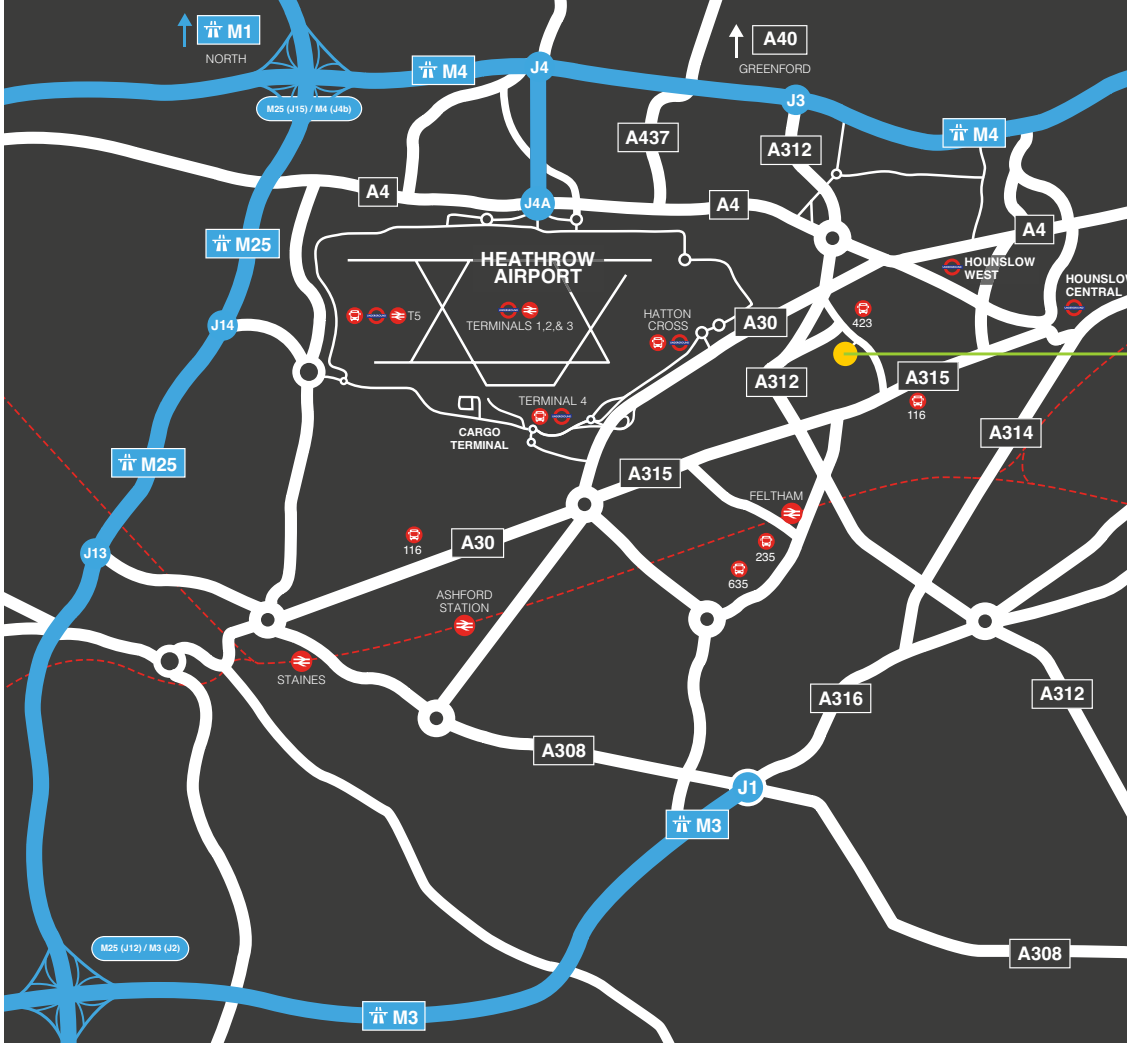
Communication Park is within close proximity to Heathrow Airport and Cargo Terminal. The scheme fronts Green Lane which is accessed off the A312 and A315. The M3 and M4 motorways are within 4 miles.

Feltham and Hounslow town centres are both within easy reach. Feltham railway is approx 15 miles, Hatton Cross and Hounslow West (both Piccadilly) underground stations are within 2 miles.

SAT NAV REF: TW4 6DL

Location	miles	mins
Cargo Terminal	4.2	13
M4 Junction 3	2.5	7
Hatton Cross Tube	1.8	6
Tesco Superstore	1.5	4

Google Maps | AA Route Planner



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Heathrow
TW4 6DL



VIEWINGS

Strictly by appointment only through the joint sole agents



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