

To be extensively refurbished throughout  
Detached HQ Industrial/Warehouse unit

27,043 sq ft (2,512 sq m)

**TO LET**

RP9  
**RADIUS**  
**PARK** HEATHROW





DETACHED UNIT  
WITH SECURE YARD



7.25 METRE  
EAVES HEIGHT



5 LEVEL  
LOADING DOORS



42 PARKING  
SPACES



24/7 MANNED  
ESTATE SECURITY



NEW LED  
LIGHTING



KITCHENETTE &  
WELFARE FACILITIES



## THE OPPORTUNITY

RP9 is a detached 27,043 sq ft HQ industrial / warehouse unit with Grade A first floor offices and ancillary welfare accommodation at ground floor. The unit benefits from a secure, self-contained yard and 5 level loading doors in a prime Heathrow location.

The unit is to be extensively refurbished throughout with a target completion date of Summer 2025.

|              | sq ft         | sq m         |
|--------------|---------------|--------------|
| Ground Floor | 23,374        | 2,171        |
| First Floor  | 3,669         | 341          |
| <b>TOTAL</b> | <b>27,043</b> | <b>2,512</b> |

Approximate gross external areas



HEATHROW

RP9  
**RADIUS  
PARK** HEATHROW

← Airport and Hatton Cross Underground Station



## BUSINESS HUB FOR HEATHROW

Radius Park extends to 16 acres providing 9 units totalling 235,000 sq ft (21,832 sq m). Set within a secure corporate environment the property is positioned for air-cargo related operators to compete in a global marketplace.

AIPUT has upgraded and invested in the park including improving the access, streetscape and on-site amenity (café and security hut). Established occupiers on Radius Park include Gate Gourmet, Brinks, ASC Cargo, CCL and ECMS Express.

### ENERGY PERFORMANCE CERTIFICATE

Targeting EPC Rating: A.

### LEASING TERMS & RENT

Upon application.

## TRAVEL TIMES

Hatton Cross  
Transport Interchange

0.2  
miles

Heathrow Maintenance  
Base and Hanger Zone

2.5  
miles

Control  
Post 21

1.4  
miles

Control  
Post 24

2.6  
miles

Cargo  
Terminal

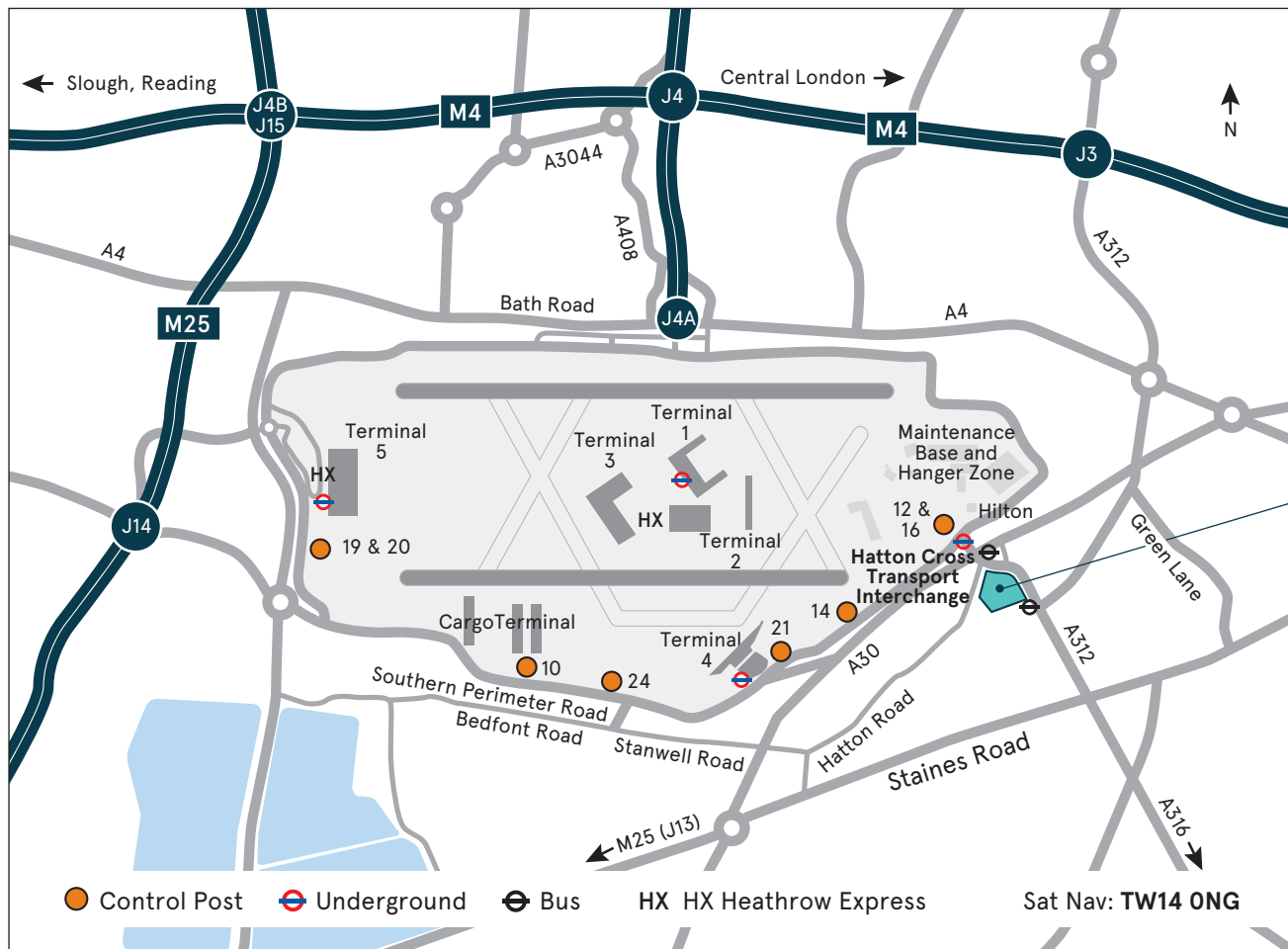
2.0  
miles

M4  
(J3)

0.5  
miles

M25  
(J14)

4.5  
miles



## LOCATION

Radius Park is one of Heathrow's prime industrial / warehouse estates to the South of Heathrow airport, fronting Faggs Road with key transport links to the south east of Heathrow Airport including the M25 (J13 and 14), the M4 (J4 via the A312), A30 Great South West Road providing easy access to the Cargo Terminal.

The estate is within easy walking distance to Hatton Cross underground providing a key transport node for staff via the Piccadilly Line.



## VIEWING & FURTHER INFORMATION

Strictly through the joint sole agents:



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