



HATTON CROSS
UNDERGROUND
& BUS STATION

Hilton
Garden Inn

TERMINALS 1, 2 & 3



HEATHROW
AIRPORT

ENVOY ROAD

**SHORT
TERM LETTINGS
UNTIL
31.12.2027**

**EXTREMELY
COMPETITIVE
RENTAL PACKAGES
AVAILABLE**

A30 GREAT SOUTH WEST RD
EARHART ROAD

HSS Hire

SILVER JUBILEE WAY

SCREWFIX

A312 THE PARKWAY

UNITS TO LET

From 20,365–63,336 sq ft (1,892–5,884 sq m)

THE HEATHROW ESTATE

Silver Jubilee Way, Hounslow TW4 6NF

THE HEATHROW ESTATE is in a prominent, highly visible location from the A30 just 1 mile from Heathrow Airport, enjoying superb M4 motorway and transport links and access to the West London urban population.

LOCATION

The Heathrow Estate is located on Silver Jubilee Way at the Interchange of the A312 (The Parkway) and the A30 (Great South West Road). An established Heathrow industrial location that is 4 miles to the Cargo Terminal, 1.5 miles to M4 Junction 3, 1 mile to Hatton Cross Underground Station and 14 miles to Central London.

THE HEATHROW ESTATE

TW4 6NF



PROMINENT ESTATE 1 MILE
FROM HEATHROW AIRPORT



6M EAVES



ELECTRIC 7M WIDE
LOADING DOOR



24/7 ACCESS AND
ON-SITE SECURITY



SUPERB M4 MOTORWAY
AND TRANSPORT LINKS



PROXIMITY TO TRADE
AND LOGISTICS OCCUPIERS



Typical warehouse interior

The units are of steel portal frame construction with brick elevations, providing high-quality industrial accommodation.

Each unit comprises a spacious warehouse, complemented by ground and first-floor office accommodation, WC facilities, a single loading door, and allocated on-site parking.

The Heathrow Estate benefits from 24/7 access and on-site security, ensuring operational flexibility and peace of mind for occupiers.

The estate offers an excellent opportunity for logistics, trade counter, and industrial businesses, with established occupiers including Screwfix and HSS.

THE
HEATHROW
ESTATE



GROUND AND
FIRST FLOOR
OFFICES



MOTION LED
WAREHOUSE
LIGHTING



3 PHASE
POWER



SHOWER
FACILITIES

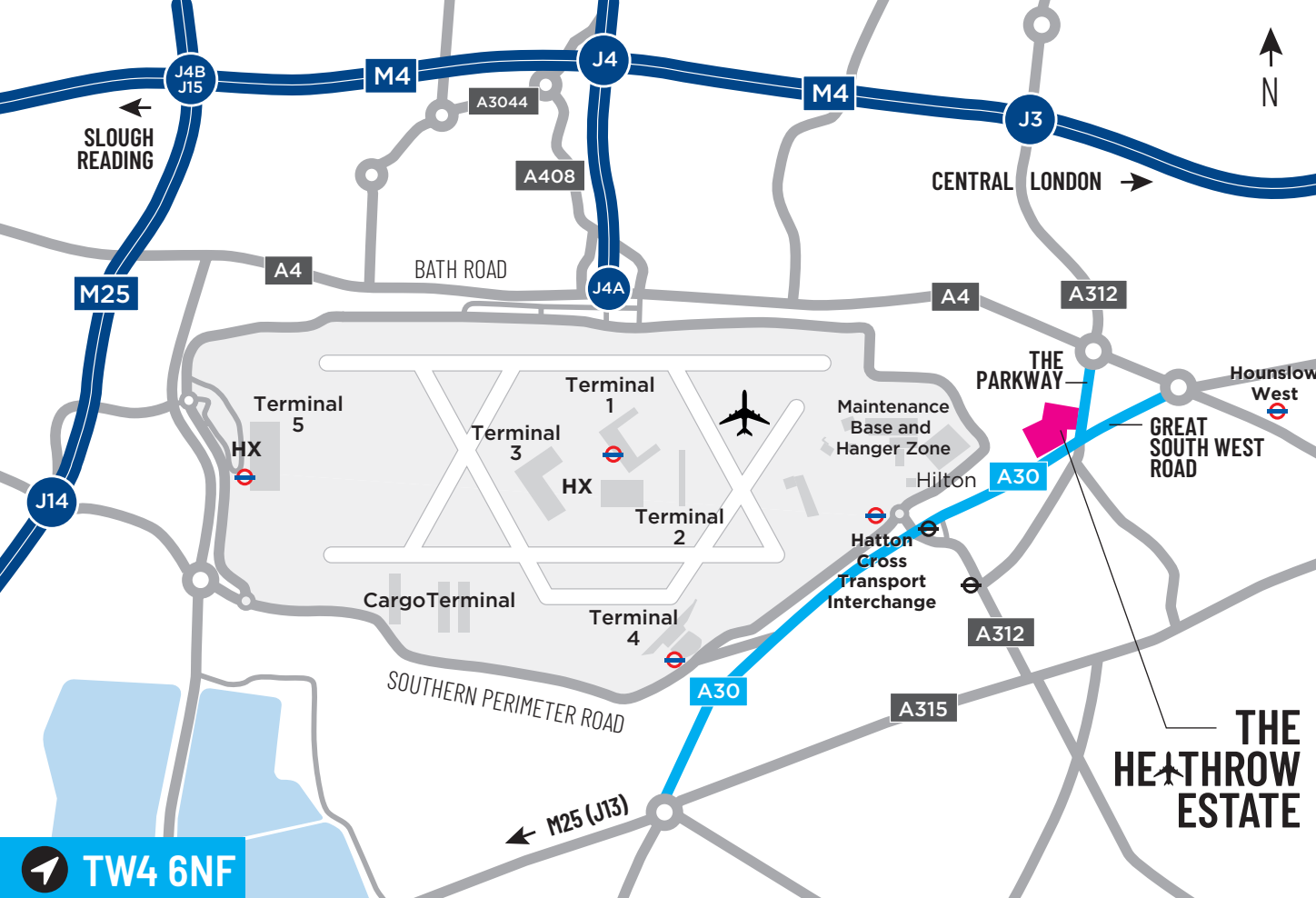


WC'S & KITCHEN
OVER BOTH
FLOORS



ALLOCATED
PARKING SPACES
+ LOADING AREA

Typical office interior



DRIVE TIMES

HATTON CROSS STATION	1.3 miles
M4 (JUNCTION 3)	1.7 miles
HEATHROW TERMINAL 4	2.4 miles
HEATHROW CARGO CENTRE	3.6 miles
HEATHROW TERMINALS 1, 2 & 3	3.6 miles
M25 (JUNCTION 15)	5.3 miles
M1 (JUNCTION 1)	13 miles
CENTRAL LONDON	15.4 miles

Source: Google Maps



TERMS

Each unit is available on a new full repairing and insuring lease on terms to be agreed.

EPC RATING

EPC ratings for each unit are available on request.

VIEWING & FURTHER INFORMATION

For more information or to arrange a viewing contact:

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