

WAREHOUSE / TRADE
COUNTER UNIT
3,703 – 7,515 SQ FT
TO LET

TRADE
CITY

READING • RG2 0BF

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A33

B3031

M4 J11

M4

M4

LIGHT INDUSTRIAL & WAREHOUSE UNIT



6.5m clear height



Adjacent to J11 M4



Grade A specification



Glazed frontages



Electric roller shutter doors



Within new mixed use retail and leisure development



B1(c), B2, B8 uses



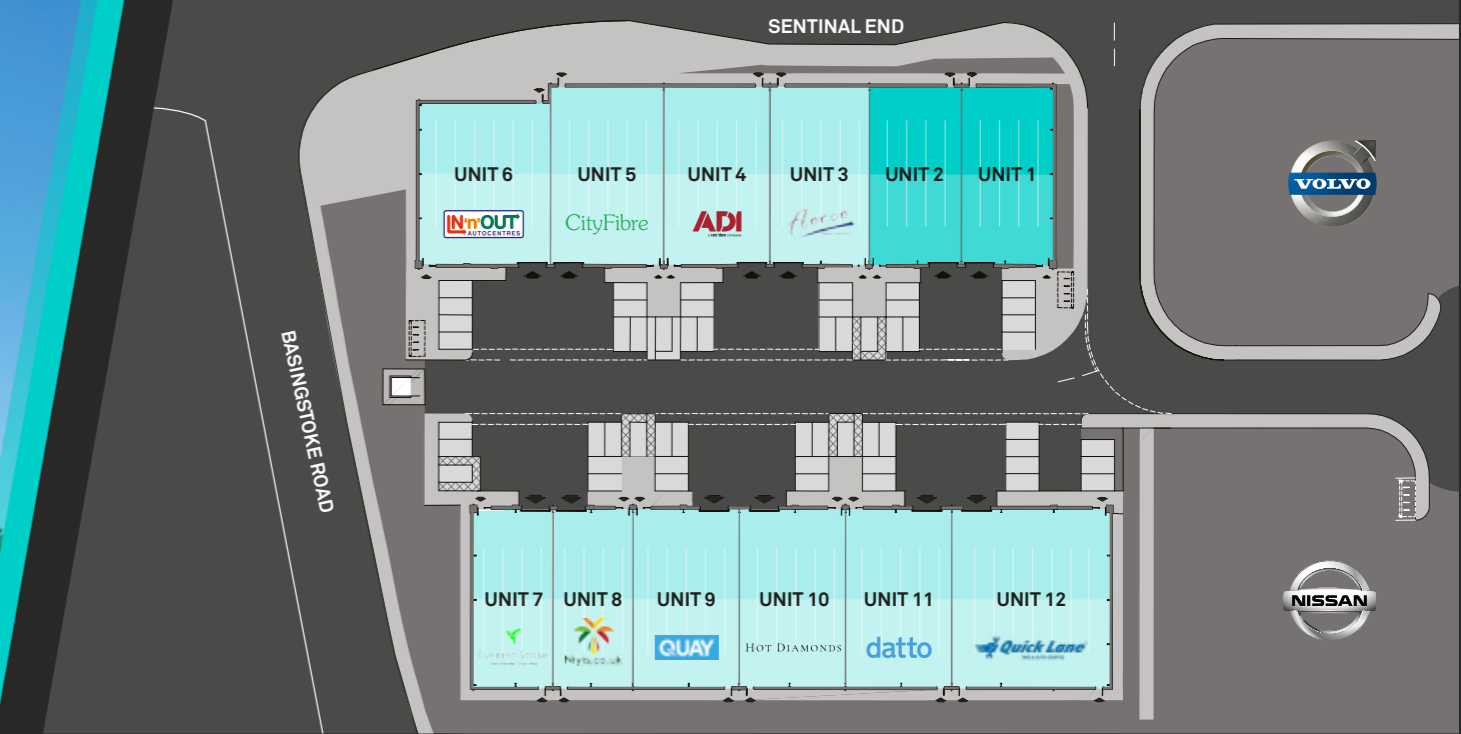
Ancillary retail consent



Secure site



Ability to combine



ACCOMMODATION:

| | Sq Ft | Sq M | Unit | Occupier |
|--------|-------|------|---------|--------------------------|
| Unit 1 | 3,812 | 354 | Unit 7 | Let to Everest Stone Ltd |
| Unit 2 | 3,703 | 344 | Unit 8 | Let to NIYIS Ltd |
| Unit 3 | | | Unit 9 | Let to Quay Plastics |
| Unit 4 | | | Unit 10 | Let to Hot Diamonds |
| Unit 5 | | | Unit 11 | Let to Datto Ltd |
| Unit 6 | | | Unit 12 | Let to Quick Lane |

NEARBY OCCUPIERS:



DRIVE TIMES

| Destination | Distance | Time |
|---------------------|------------|---------|
| M4 Junction 11 | 0.6 miles | 2 mins |
| Reading Town Centre | 2.9 miles | 8 mins |
| Wokingham | 10.2 miles | 18 mins |
| Bracknell | 10.9 miles | 18 mins |
| Basingstoke | 14.3 miles | 27 mins |
| Slough | 19.6 miles | 31 mins |
| M25 Junction 15 | 24.1 miles | 32 mins |
| London Heathrow | 29.5 miles | 34 mins |
| Central London | 40.7 miles | 78 mins |
| Swindon | 40.8 miles | 49 mins |



CONTACT

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These particulars are believed to be correct at the date of publication, but their accuracy is in no way guaranteed, neither do they form part of any contract. All areas are approximate. March 2026. Design by **CORMACK** - cormackadvertising.com