Nelson Trade Park SW19

UNIT 8 TO LET 5,124 ft²

FULLY REFURBISHED

MORDEN ROAD, LONDON, SW19 3BL



FT² (GEA) MT² (GEA) Unit 8 Ground Floor Warehouse 3,340 310 Ground Floor Office 892 83 **First Floor Office** 892 83 Total 5,124 476

UNIT

8

8

FULLY REFURBISHED



EV CHARGING POINT

PV ROOF PANELS



LED WAREHOUSE

LIGHTING



6M EAVES

HEIGHT



GROUND FLOOR TRADE COUNTER







/// www.what3words.com/guards.park.wiser

LOCATION

The properties are situated just three miles from the A3, which provides good access to Central London (8 miles). South Wimbledon Underground Station is located less than 300m away. Morden Road Tramlink Station is also in close proximity, providing access to Wimbledon Station.

DESCRIPTION

The property comprises a mid-terrace unit of steel portal frame construction, which has been comprehensively refurbished.

RATEABLE VALUE

To be reassessed on refurbishment completion.

SERVICE CHARGE

Details upon application.

LEGAL COSTS

Each party to be responsible for their own legal costs incurred in this transaction.

EPC

To be reassessed on refurbishment completion.

TERMS

New lease available direct from the landlord on terms to be agreed.

RENT On application.

ALL ENQUIRIES





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