

AVAILABLE

UNITS G & H METROPOLITAN PARK

GREENFORD UB6 8UJ



✓ **Unique opportunity** for trade counter companies to relocate to an established and well-managed estate, with 24-hour on-site security, gated access and CCTV

📍 **Direct access** to the A40 (Western Avenue), providing easy access to Central London and the national motorway network

📍 **Easily accessible** using Greenford Underground (Central line) and Main Line Station

★ **Metropolitan Park** is home to established trade occupiers:



ACCOMMODATION

UNIT G	12,028 sq ft
UNIT H	12,042 sq ft
COMBINED TOTAL	24,070 sq ft (2,235 sq m)

(All areas are approximate and measured on a Gross External basis)

SPECIFICATION

- EPC rating available upon request

DISTANCES

A40	0.2 miles
GREENFORD 🚉	0.8 miles
M4 (J3)	7.1 miles
M1 (J1)	7.6 miles
M40 (J1)	8.0 miles
HEATHROW	9.4 miles
CENTRAL LONDON	12.3 miles

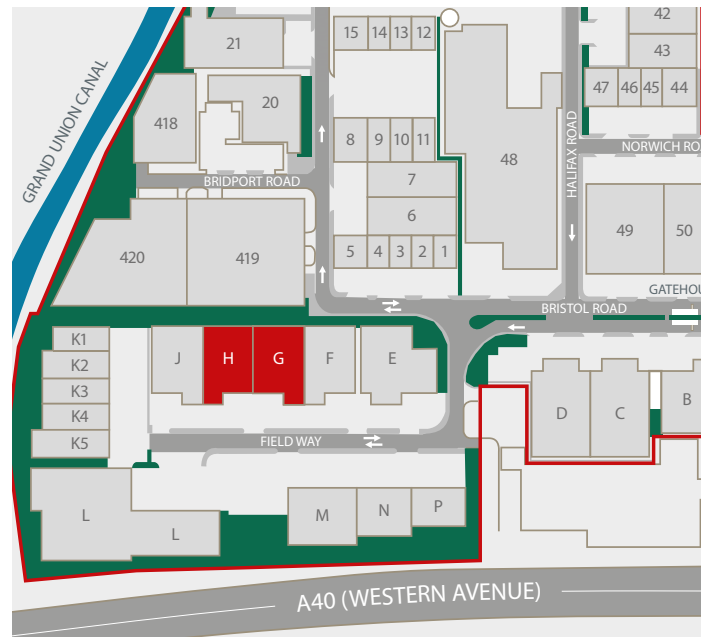
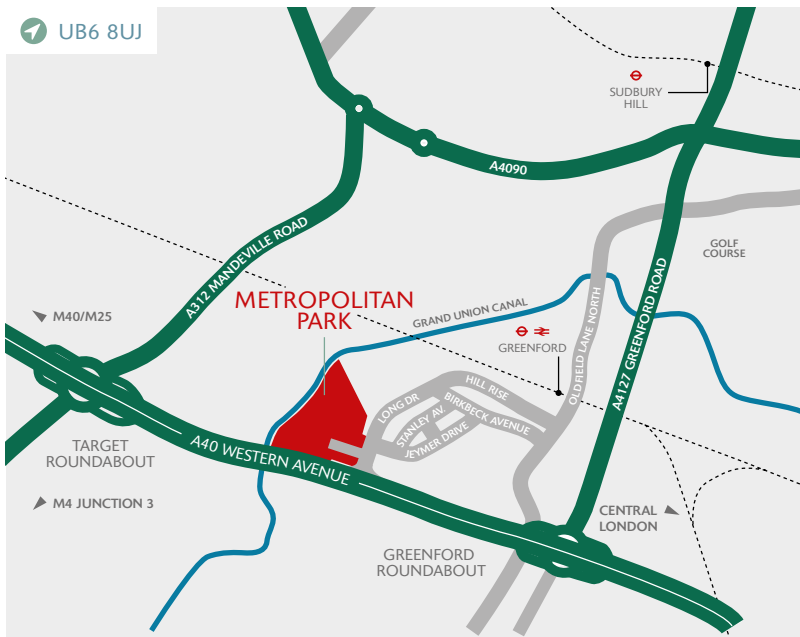
Source: Google maps

ABOUT SEGRO

SEGRO is a UK Real Estate Investment Trust (REIT), listed on the London Stock Exchange and Euronext Paris, and is a leading owner, manager and developer of modern warehouses and industrial property.

It owns or manages 9.6 million square metres of space (103 million square feet) valued at £21.3 billion serving customers from a wide range of industry sectors. Its properties are located in and around major cities and at key transportation hubs in the UK and in seven other European countries.

See SEGRO.com for further information.



For more information, please contact the joint agents:



Sam Baly
sam.baly@cbre.com
Ryan Anderson
ryan.anderson@cbre.com



David O'Donovan
dodonovan@dohertybaines.com
Marco Baio
mbaio@dohertybaines.com



James Miller
james.miller@eu.jll.com
Katy Kenealy
katy.kenealy@eu.jll.com

The content of this document is believed to be correct at the date of publication, however the Company and its retained agents, accept no responsibility or liability for (or make any representation, statement or expression of opinion or warranty, express or implied, with respect to), the accuracy or completeness of the content of this document. If you would like to unsubscribe from future mailings, please contact marcomms@SEGRO.com. 04/22.