

FARADAY ROAD | AYLESBURY | BUCKINGHAMSHIRE | HP19 8RY



**BICESTER ROAD
INDUSTRIAL ESTATE**

**POSITIONED IN AN ESTABLISHED
INDUSTRIAL LOCATION**

**MODERN INDUSTRIAL
WAREHOUSE UNITS**

TO LET

FROM 5,940 SQ FT



LOCATION

Bicester Road Industrial Estate forms part of the established Rabans Lane industrial area just off the A41 Bicester Road and approximately 1 mile to the north-west of Aylesbury town centre.

The A41 dual carriageway provides Aylesbury with a direct link to the M25 (Junction 20) and the town is also well located for access to the M40 at Junctions 7, 8 or 9.

DESCRIPTION

Newly refurbished terraced units with new external steel cladding and new roofs, single story offices in Unit 3. Each unit provides dedicated parking and loading with EV charging available per unit.

TERMS

Available to let on a new lease on terms to be agreed.

RENT

Upon application to the agents.



SPECIFICATION



MODERN
WAREHOUSE
UNITS



CLEAR INTERNAL
HEIGHT OF 5.46M
WITH A RIDGE OF 7.5M



INTERNAL & EXTERNAL
REFURBISHMENT
COMPLETED



FORECOURT PARKING
PLUS GENEROUS
COMMUNAL PARKING



EV CHARGING
POINTS



SECURITY FEATURES
INCLUDE BARRIERS,
FLOODLIGHTING & CCTV



**BICESTER ROAD
INDUSTRIAL ESTATE**

Sat nav: **HP19 8RY**

A41	0.2 miles
M40 J7 & J8 Thame	14/15 miles
M40 J9 Bicester	18 miles
M25 J20	21 miles
Milton Keynes	21 miles
Oxford	23 miles
Central London	41 miles

Source: Google Maps



VIEWING

By appointment through the agents.



property.jll.co.uk

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The landlord follows the Code of Practice for Commercial Leases in England and Wales in lease negotiations and applicants are encouraged to familiarise themselves with this code.

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