



Stadium Trade & Business Park

Stadium Way, Reading RG30 6BX

Unit **2**

7,283 sq ft (676 sq m)



TO LET

Strong labour pool
Good access to public transport
Prominent, industrial / warehouse and trade estate

stadiumtradebp.co.uk

Location / Description

Stadium Trade and Business Park is prominently located on Portman Road and Oxford Road, accessed directly off Scours Lane with easy access to both junctions 11 & 12 of the M4 motorway providing direct communications with London, Heathrow Airport and the national motorway network. Unit 2 comprises a mid terrace industrial / warehouse and trade counter unit of steel portal frame construction with excellent car parking and loading.

Features

- Electric loading door 4.1mW x 4.5mH)
- 6.0m min eaves
- 8.0m max height
- 3-Phase Power
- Good natural light
- Painted concrete floor
- New roof in 2023
- Optional office / trade counter

Accommodation

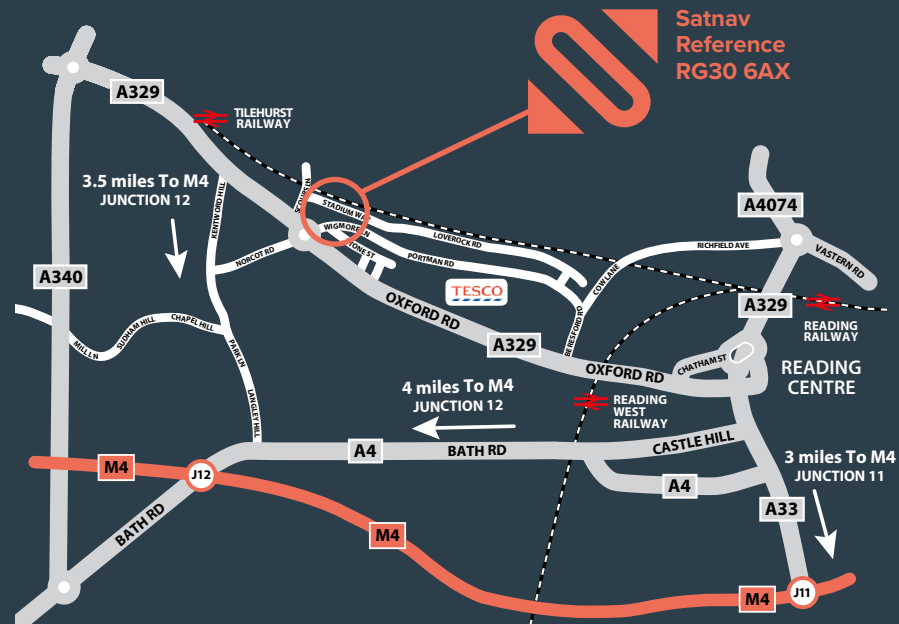
	sq ft	sq m
Warehouse / Trade Counter	7,283	676
Total	7,283	676

Terms

Assignment of existing FRI lease expiring Summer 2027, or alternatively on a new FRI lease for a term by arrangement.

Rent

Upon application



Viewing

Strictly by appointment.



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