



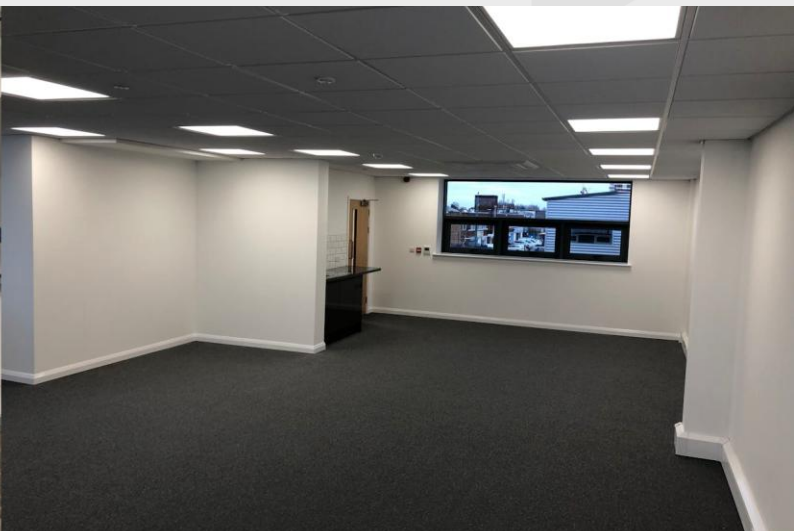
TO LET

Unit D5, Leyton Industrial Village, Argall Avenue

Leyton, E10 7QP

1,962 sq ft

Industrial



Unit D5, Leyton Industrial Village, Argall Avenue, Leyton, E10 7QP

Description

The unit was built in 2019 as part of a new development of 11 similar units.

Location

Leyton Industrial Village forms part of the popular Argall Industrial area situated to the north of the Lea Bridge Road, close to the junction with Lea Bridge Road and Orient Way. This is an excellent location for easy access to Central London with the nearby A12 and A406 giving access to the M11 and M25.

There are numerous bus routes serving Argall Avenue and Leabridge Road. Lea Bridge Station overground rail services is within a few minutes' walk of the property.

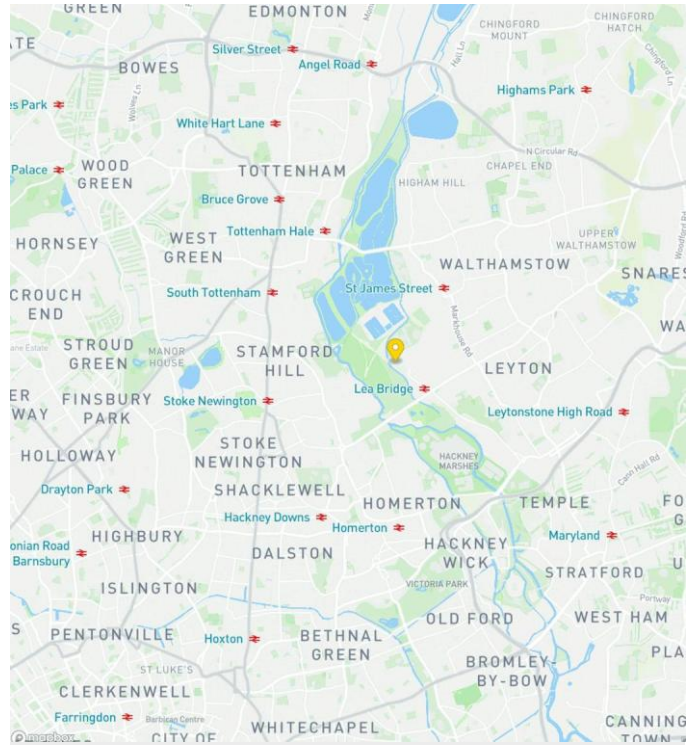
- Brick and profile steel cladding
- Electric loading door
- LED lighting to warehouse and offices
- Double glazed windows
- Fitted offices with comfort cooling
- Male/female WCs
- Gated development with out of hours security
- Allocated car parking

Accommodation

Name	sq ft	sq m	Availability
Unit - D5	1,962	182.28	Available



UNIT D05		
GROUND FLOOR GIA	90.49m ²	(974.01ft ²)
FIRST FLOOR GIA	88.51m ²	(952.67ft ²)
TOTAL GIA	179.00m ²	(1926.68ft ²)



Terms	To Let
Rent	£55,917 p.a.
EPC	B (32)
VAT	TBA
Rateable Value	£58,000

Contacts

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