



Rivermead, Oxford Road
Denham, Uxbridge, UB9 4BF

2 Modern Warehouse Units With 6 Parking Spaces

2,400 sq ft
(222.97 sq m)

- Secure Gated Estate with 1 other occupier.
- Uxbridge Underground Station (0.7 Miles).
- M40 Motorway (1 Miles).
- 2x 24ft Electric Rolling Shutter.
- 26ft Eaves Height.
- 6 Parking Spaces.
- Flexible Lease Terms & Competitive Rents.

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Summary

Available Size	2,400 sq ft
Rent	£60,000 per annum
Business Rates	Upon Enquiry
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	Upon enquiry

Description

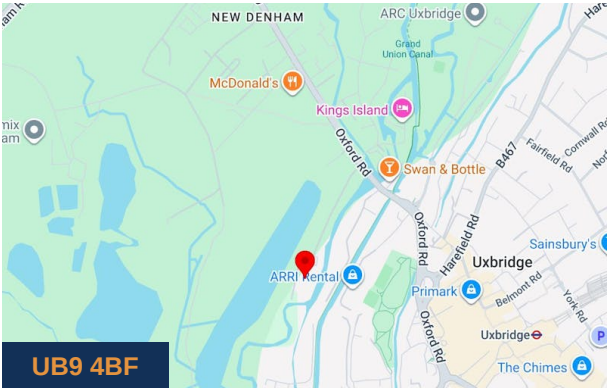
The premises comprise two combined warehouse units totaling 2,400 ft². The modern units benefit from 24ft electric roller shutters and 26ft eaves height throughout. To the front of the unit there is parking for up to 6 vehicles and access to the unit is via a gated estate.

Location

The units are located to the rear of Rivermead which comprises of a modern HQ style office building. Rivermead is located off of Oxford Road by a private service road that leads into the business park. Uxbridge Underground Station is located 0.7 miles from the building, whilst by road the M40 Motorway is 1 mile to Junction 1. The units are accessed via an electric security gate and are to the rear of the main office building which comprises of Pod-Trak's head office.

Terms

The premises are available by way of a new Internal Repairing and Insuring lease for a term by arrangement.



Viewing & Further Information



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