Derrick Wade Waters



H6K, Peartree Business Centre, Harlow, CM20 2BD

Industrial/Logistics To Let | £15.50 per sq ft | 3,000 to 6,000 sq ft

COMING SOON - Pre-let Opportunity / New Build Industrial Development

www.dww.co.uk

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Summary

- Rent: £15.50 per sq ft
- Legal fees: Each party to bear their own costs
- Lease: New Lease

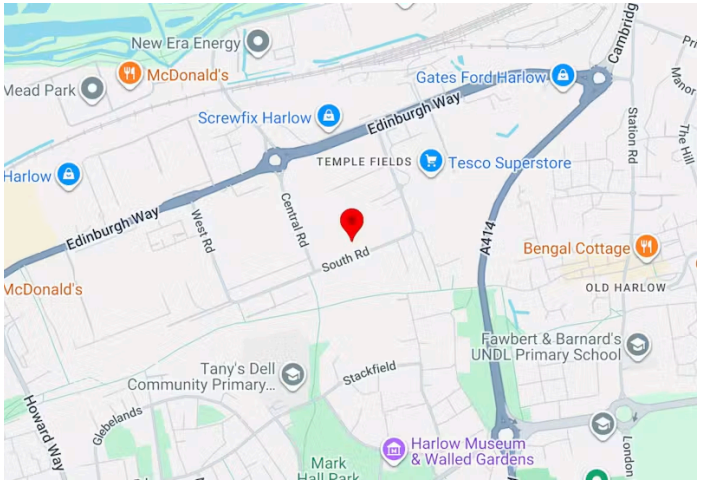
Further information

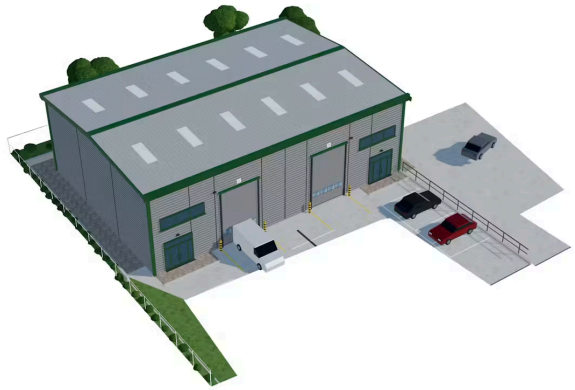
- View details on our website

Contact & Viewings

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FOR ILLUSTRATIVE PURPOSES ONLY

Key Points

- New Development
- Units available both separately and as a whole
- Forecourt providing parking and loading facilities
- Height to haunch: 8 meters
- Solar Panels

Description

New build industrial development consisting of two industrial units available to be let together or individually. The units will provide primarily clear span warehouse space and benefits from a forecourt providing generous parking and loading provision. These units will be located adjacent the established Peartree estate which features 11 other units.

Location

Peartree Business Centre is at the heart of the Templefields industrial area. It is conveniently located close to the retail parks on Edinburgh Way where occupiers include Tesco, Subway and Costa Coffee. Harlow Mill station is within easy walking distance and offers a regular service to London Liverpool Street via Tottenham Hale (Victoria Line) to the south, and Stansted International Airport and Cambridge to the north.

Numerous bus routes serving the outlying districts are available from Edinburgh Way. Junction 7 and 7a of the M11 is approximately 4 miles away and intersects with the M25 at Junction 27, some 5 miles to the south.

Accommodation

Name	sq ft	sq m	Availability
Unit	6,000	557.42	Coming Soon

Terms

The property is available to be pre-let on a new effectively fully repairing and insuring lease for a term of years to be agreed.

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