



Unit 6 Mitcham Industrial Estate

Streatham Road, Mitcham, CR4 2AP

**Mid-terrace trade counter /
industrial warehouse unit
with first floor offices on an
established industrial estate**

10,230 sq ft
(950.40 sq m)

- Fully refurbished
- Electric roller shutter door
- Eaves height of 6m
- 3 phase electricity
- WC facilities
- 17 allocated parking spaces

Summary

Available Size	10,230 sq ft
Rent	Rent on application
Rates Payable	£4.67 per sq ft Interested parties should make their own enquiries with the local authority
Rateable Value	£86,000
Service Charge	TBC
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	B- (36)

Description

The property comprises a fully refurbished mid-terrace trade counter/industrial warehouse unit located on the established Mitcham Industrial Estate. The unit offers warehouse space with kitchen, disabled toilets and warehouse toilets on the ground floor and then offices above on the first floor with additional staff toilets

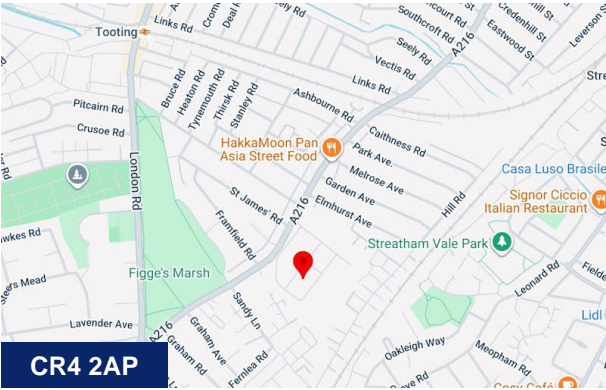
Location

Unit 6 Mitcham Industrial Estate is approximately 6 miles South of Central London and 3 miles North of Croydon. Mitcham Eastfields and Streatham Common train stations are 0.7 miles and 1.3 miles away respectively, with frequent trains to London Victoria, East Croydon and London Bridge. Tooting underground station is located 1.6 miles to the North.

The unit provides access to the A23 and links directly to Junction 7 of the M25 and J8 of the M23 Motorways. The location enables good access to both London and the national motorway network of the South East.

Terms

New lease available on terms to be agreed.



Viewing & Further Information



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