

ATLAS BUSINESS CENTRE

OXGATE LANE, STAPLES CORNER, NW2 7HJ

FOREST
REAL ESTATE

TO LET

6,484 SQ FT

A Prominent & Expansive Industrial/Warehouse Space

Key Features

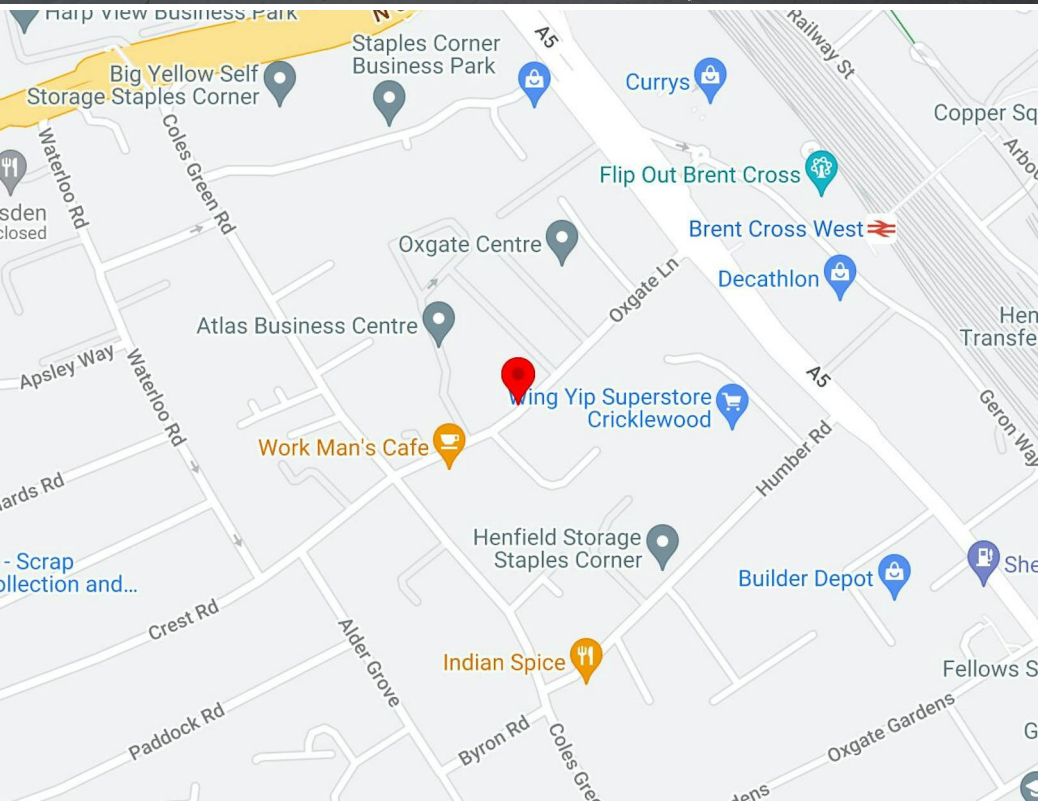
- 3 Phase Power Supply
- Electric Loading Door
- Prominent Position On Oxgate Lane
- LED Lighting
- Internal Repairing Leases
- 5 Parking Spaces
- Ceiling Heights of 4.98m
- Close To Junction 1 Of The M1 Motorway
- Rent Inclusive Of Service Charge
- 24/7 Access





Unit 8, Atlas Business Centre, Oxgate Lane
Staples Corner, NW2 7HJ





Description

Access to this premium industrial/warehouse space is provided via an electric roller shutter door linked to a dedicated loading area, with supplementary office space situated at the rear of the unit. Furthermore, the facility benefits from a 3-phase power supply, waste disposal services, five parking spaces, partitioned office space and three WCs.

Location

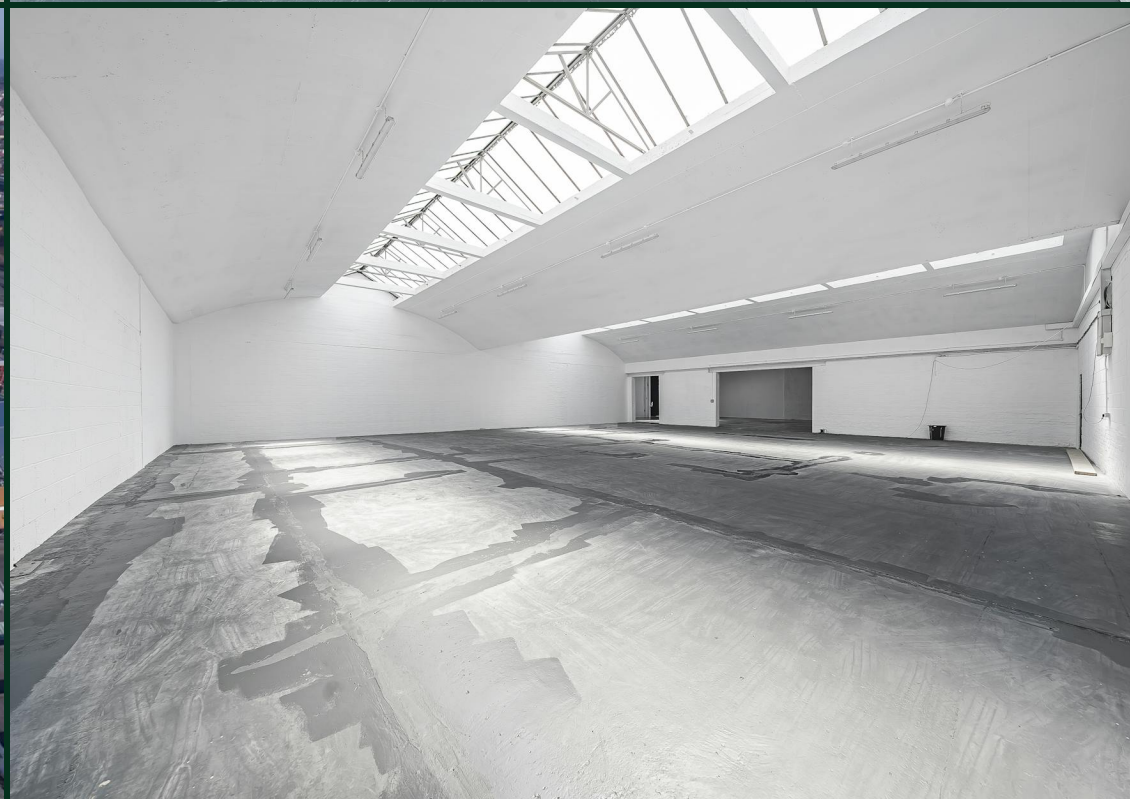
Conveniently positioned on Oxgate Lane adjacent to the A5, just half a mile from junction 1 of the M1 motorway, this location offers easy access to the A40 and A41 arteries leading into central London.

Within a one-mile radius, you'll find Hendon Railway Station, Brent Cross Underground Station (Northern Line), and Cricklewood Railway Station.









Availability

Lease	New Lease
Rent	£113,500 per annum
Rates	£33,024 per annum
Service Charge	Rent inclusive of service charge
VAT	Applicable
EPC	D (79)

Contact

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