



Unit I, Boyn Valley Industrial Estate, Maidenhead, SL6 4EJ

Refurbished warehouse industrial unit. Secure yard by Maidenhead town centre.

Available Size	4,375 sq ft / 406.45 sq m
Rent	£18.50 per sq ft
Rates Payable	£5.10 per sq ft for general guidance only. Interested parties must verify with The Royal Borough of Windsor & Maidenhead.
EPC Rating	EPC exempt - Currently being constructed or undergoing major refurbishment

KEY POINTS

- Premium location
- Refurbished unit
- Yard space

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Location

Boyn Valley Estate is located in Maidenhead town centre and is within walking distance of the train station, providing fast connections to Reading and London via the Elizabeth Line. The estate is accessed from Kings Grove via Grenfell Road leading to Maidenhead town centre providing easy access to the M4 Junction 8/9 or the A404 to Marlow and the M40.

Description

Boyn Valley Estate's new owners and management team are pleased to report the lettings of various of the newly modernised town centre industrial warehouse units at this popular location close by to Maidenhead Station (Elizabeth Line). Lettings are taking place at a regular pace on completion of the smart building refurbishment programme.

This is the final unit available at Boyn Valley Industrial Estate. The estate has undergone a transformational refurbishment of several units, providing a vibrant business environment. To name a few other occupiers Paragon Music Ltd have taken 4,811 sq. ft in Unit H, Exceed Electrical Ltd have taken 2,532 sq. ft. in Unit J2, and Thames Valley Hospice have taken 15,157 sq. ft.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Ground - Detached warehouse industrial unit	4,375	406.45	Available
Total	4,375	406.45	

Terms

Commercial lease terms are available for discussion, subject to contract and financial status. Availability scheduled for Summer 2026.

Viewings

Through either ourselves or our joint agent, Lambert Smith Hampton.

Photographs

Please note the interior photograph and ridge height is indicative only, showing the neighbouring Unit H when refurbishment completed last year.



Viewing & Further Information

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