

Kingsbridge House

Padbury Oaks, 581 Bath Road, West Drayton, UB7 0EW



TO LET

2,802 SQ FT
(260.31 SQ M)

Self-contained office
building close to Heathrow
Airport.

- Self-contained
- Comfort cooling
- Existing fit out
- 12 car spaces
- EPC B

020 8707 3030
desouza.co.uk

Summary

Available Size	2,802 sq ft
Rates Payable	£25,440 per annum
Rateable Value	£53,000
EPC Rating	B (43)

Description

Kingsbridge House is a modern self-contained office building providing office accommodation over 3 floors with the benefit of an existing fit out. There are 12 allocated car parking spaces included.

Location

Kingsbridge House is located at Padbury Oaks, a courtyard development offering flexible office space on the south side of Bath road in Longford. The property is approximately 2 miles from junction 14 of the M25 providing excellent access to the M4, M3 and extensive motorway network. The nearest tube station is Hatton Cross on the southside of the airport and the Bath road is well serviced by numerous local bus services.

Accommodation

The accommodation comprises the following areas:

Floor/Unit	sq ft
Ground	1,005
1st	1,014
2nd	806
Total	2,825

Specification

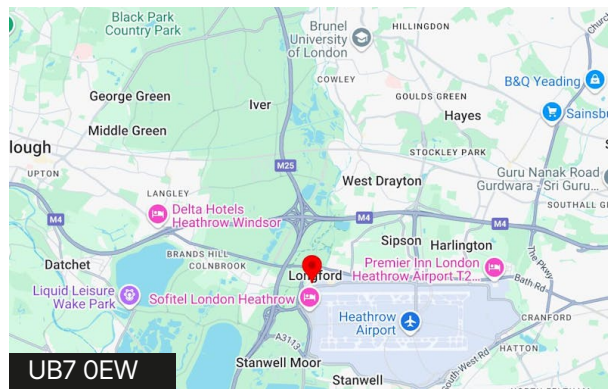
Self-contained building
12 car spaces
Close to Heathrow
Existing fit out

Viewings

By appointment with De Souza.

Terms

Available on a new lease direct with the landlord for a term to be agreed.



Viewing & Further Information



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