



Rivermead, Oxford Road
Denham, Uxbridge, UB9 4BF

2 Modern Warehouse Units With 6 Parking Spaces

2,400 sq ft
(222.97 sq m)

- Secure Gated Estate with 1 other occupier.
- Uxbridge Underground Station (0.7 Miles).
- M40 Motorway (1 Miles).
- 2x 24ft Electric Rolling Shutter.
- 26ft Eaves Height.
- 6 Parking Spaces.
- Flexible Lease Terms & Competitive Rents.

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Summary

Available Size	2,400 sq ft
Rent	£60,000 per annum
Business Rates	N/A
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	Upon enquiry

Description

The premises comprise two combined warehouse units totaling 2,400 ft². The modern units benefit from 24ft electric roller shutters and 26ft eaves height throughout. To the front of the unit there is parking for up to 6 vehicles and access to the unit is via a gated estate.

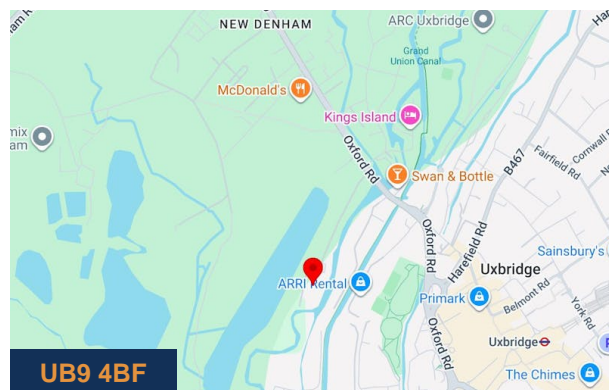
Location

The units are located to the rear of Rivermead which comprises of a modern HQ style office building. Rivermead is located off of Oxford Road by a private service road that leads into the business park. Uxbridge Underground Station is located 0.7 miles from the building, whilst by road the M40 Motorway is 1 mile to Junction 1.

The units are accessed via an electric security gate and are to the rear of the main office building which comprises of Pod-Trak's head office.

Terms

The premises are available by way of a new Internal Repairing and Insuring lease for a term by arrangement.



Viewing & Further Information



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