

Industrial warehouse units  
with full height roller shutter doors

**TO LET**

**ADLER**  
Industrial Estate

Betam Road | Hayes UB3 1ST



Units available **from 1,181 sq ft** (109.72 sq m)



Fully  
refurbished



LED  
lighting



4.9m eaves  
height



WC  
provision



Ability  
to combine



**ADLER**  
Industrial Estate

## Location

**Adler Industrial Estate** is located at the end of Betam Road off Dawley Road (A437), to the west of Hayes Town Centre. The estate is conveniently located for access to Heathrow Airport (3 miles) via junction 3 off the M4 (2 miles) with Hayes Mainline Station approximately ½ a mile distant, which provides quick access to London Paddington and Crossrail.

# ADLER

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### Legal fees

Each party to bear their own costs.

### EPC rating

Please enquire for each unit.

Rent, Rates payable,  
Rateable value,  
Service charge

Upon application.

### Availability

| UNIT    | ACCOMMODATION          | SQ FT | SQ M   | STATUS            |
|---------|------------------------|-------|--------|-------------------|
| Unit 15 | Ground Floor Warehouse | 1,229 | 114.18 | TO BE REFURBISHED |
| Unit 19 | Ground Floor Warehouse | 1,269 | 117.89 | REFURBISHED       |
| Unit 23 | Ground Floor Warehouse | 1,181 | 109.72 | TO BE REFURBISHED |
| Unit 26 | Ground Floor Warehouse | 1,213 | 112.69 | REFURBISHED       |
| Unit 27 | Ground Floor Warehouse | 1,247 | 115.85 | REFURBISHED       |
| Unit 28 | Ground Floor Warehouse | 1,236 | 114.83 | UNDER OFFER       |



Example  
refurbished  
unit interior



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## Viewing and Further Information

For further information please contact:

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PROPERTY

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Designed by: Ovation Creative Ltd, +44 (0)7889 982136