david charles
property consultants

TO LET



Colindale Yards, Edgware Road

Colindale, NW9 5AL

Prime Open Storage Site Available On Flexible Terms

5,000 to 23,563 sq ft

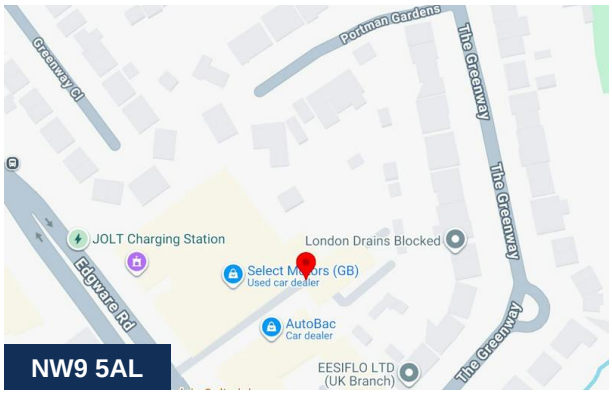
(464.52 to 2,189.07 sq m)

- Hardstanding surface
- Private access road
- 24/7 Access
- Available in its entirety or in part
- Established industrial location
- Water & electric
- 1.4 miles from the A41
- 2.2 miles from M1 Junction 1

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Summary

Available Size	5,000 to 23,563 sq ft
Rent	£8 per sq ft
Business Rates	Upon Enquiry
VAT	Not applicable
Legal Fees	Each party to bear their own costs
EPC Rating	EPC exempt - No building present







Description

The site offers a first class open storage compound totaling 0.54 acres. The site is secure and offers 24/7 access via the dedicated service road off of The Greenway. The site is fully hardstanding, has a water & electric supply and is available in compounds starting from 5,000 sqft.

Location

The site is located just off of the A5 (Edgware Road) within an established commercial / industrial area. It has excellent connectivity being just 1.4 miles from the A41 and 2.2 miles from M1 Junction 1.

Terms

The site is available by way of a 28-day rolling licence.

Viewings

Viewings strictly via sole agents David Charles Property Consultants.

AML Requirements

To comply with the Money Laundering Regulations 2017, we are legally required to verify the identity of all parties to a transaction. Prospective purchasers/tenants must provide satisfactory identification documents and information regarding the source of funds. These checks will be carried out by an independent party before any agreement is formally entered into. The tenant or purchaser will be responsible for these costs.

Viewing & Further Information



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