Derrick Wade Waters



Unit 4, Harolds Road, The Pinnacles, Harlow, CM19 5BJ

Industrial/Logistics To Let | £30,000 per annum | 2,783 sq ft

Industrial/Warehouse Unit

www.dww.co.uk

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Summary

- Rent: £30,000 per annum
- Business rates: An estimate to be provided on request
- Service charge: No service charge
- VAT: Applicable
- Legal fees: Each party to bear their own costs
- Lease: New Lease

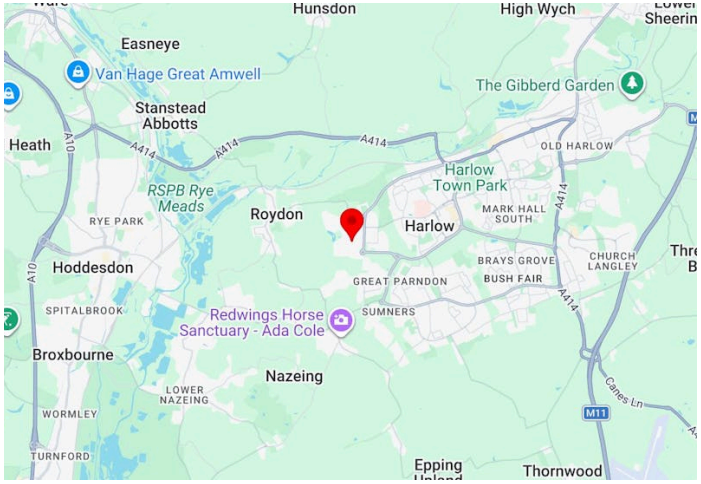
Further information

- View details on our website

Contact & Viewings

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Key Points

- Roller shutter door
- 3 phase power
- WC & staff welfare facilities

Description

The property comprises a light industrial unit, of concrete frame construction under a pitched sheet roof. The building has been extended to the front with the addition of a steel-framed structure with steel clad elevations.
The Property was previously a joinery workshop with loading door. There are toilets, staff facilities and further storage space provided by a concrete first floor.

Location

The Property is situated at the end of Harolds Road which is situated in The Pinnacles area of Harlow. The Pinnacles has attracted a number of major occupiers including Poundland, GlaxoSmithKline and Brake Brothers.

Harlow is a significant commercial centre in West Essex, enjoying good road links via J7 of the M11 to J27 of the M25 London orbital motorway some 6 miles south and to Stansted approximately 15 miles to the north.
The town also benefits from two railway stations, each serving London's Liverpool Street via Tottenham Hale (Victoria Line) and Stansted International Airport.

Accommodation

Name	sq ft	sq m
Ground	2,783	258.55
1st	505	46.92
Total	**3,288**	**305.47**

Terms

The Property is available to let on a new fully repairing and insuring lease for a term of years to be agreed.

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