

To Let

Available immediately

- Fully refurbished
- 5.0m eaves rising to 6.8m
- LED lighting throughout
- Electric loading doors
- First floor office
- 5 parking spaces
- Can be combined with Unit 21 giving a total area of 16,111 sq ft

Unit 17, Ashford Industrial Estate

Shield Drive, Feltham, Ashford, TW15 1AU

7,917 sq ft

735.51 sq m

Reference: #296114

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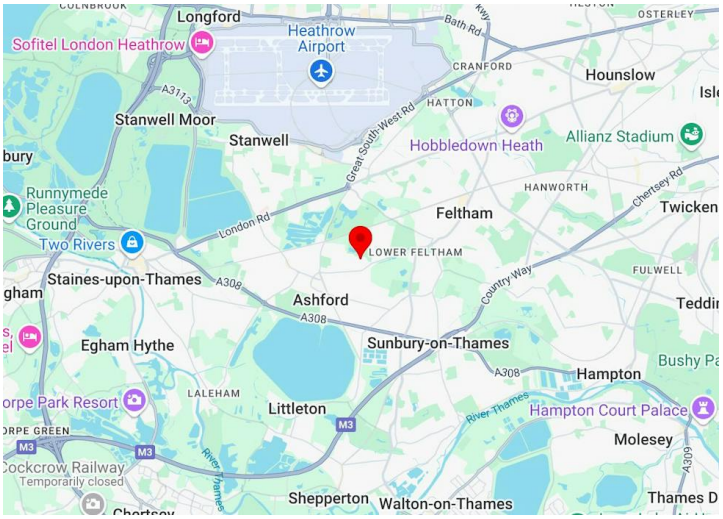

Summary

Available Size	7,917 sq ft / 735.51 sq m
Rent	Rent on application
Service Charge	N/A
EPC	D (80)

Location

Ashford Industrial Estate is located off Challenge Road via Feltham Road. The site is approximately 3 miles from the Heathrow Southern Perimeter Road with access to T4 and the Cargo Centre.

Junction 1 of the M3 (via the A308 Staines Road) is approximately 3 miles to the south and the M25 is approximately 4 miles to the West. Ashford British Rail Station is approximately 1.5 miles to the west (with a 35 minute journey to London Waterloo Station).

Accommodation

The accommodation comprises the following areas:

Description	sq ft	sq m
Warehouse	7,917	735.51
Can be combined with Unit 21	16,111	1,496.76

Specification

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Terms

A new FRI lease is available for a term to be agreed.

Legal Costs & VAT

Each party to bear their own legal costs.

VAT - at applicable rate

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