345 Edinburgh Avenue, Slough Trading Estate, Slough, SL1 4UF

To Let

A Mid-Terrace Industrial/Warehouse Building Space Situated On The Established Slough Trading Estate

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Summary

- EPC: D (91)
- Lease: New Lease

Further information

- View details on our website

Contact & Viewings

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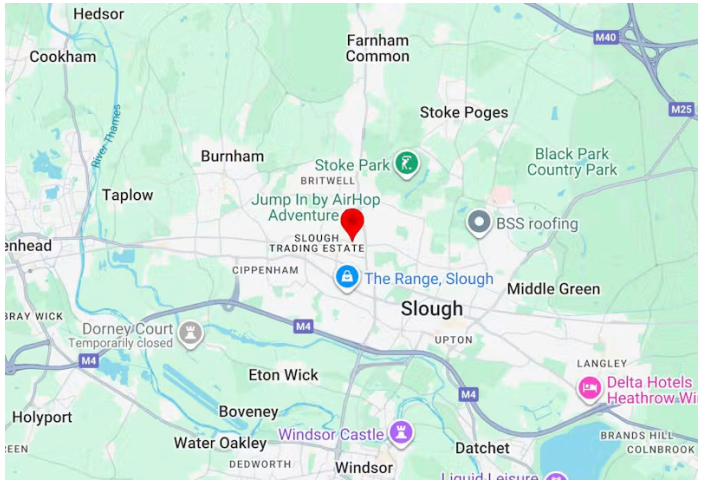

Location

345 Edinburgh Avenue benefits from multiple access routes from Buckingham Avenue, which is the main throughfare through Slough Trading Estate.

Slough Trading Estate offers direct access to the A355 Farnham Road, which in turn leads directly to junction 6 of the M4 to the south and Junction 2 of the M40 to the north.

Accommodation

Description	sq ft	sq m
Warehouse	3,090.75	287.14
Ancillary - First Floor	1,286.60	119.53
Ancillary - Ground Floor	1,286.60	119.53
TOTAL	5,664	526.20

Specifications

- Ancillary office space over two floors
- Trade counter potential (Edinburgh Avenue Trade Park terrace)
- Up-and-over loading door, rear access
- 5.3m to Eaves
- 3-phase power supply
- 4 WCs - 2 Male, 1 Female, 1 Unisex
- Kitchenette/tea point facilities
- 16 car parking spaces

Distances

By Road
Burnham station - 1 mile
M4 Junction 6, Junction 7 - 2 miles
Slough station - 2 miles
Maidenhead - 4.7 miles
M40 Junction 2 - 6.1 miles
M25 Junction 15 - 7.5 miles
Heathrow Airport - 11.3 miles
Central London - 24.3 miles

By Rail
Burnham - 5 mins
Maidenhead - 10 mins
Reading - 12 mins
Ealing Broadway - 18 mins
London Paddington - 40 mins

Elizabeth Line
Reading - 25 mins
London Paddington - 34 mins
Heathrow (T1 & T2) - 45 mins
Heathrow (T4) - 41 mins
Heathrow (T5) - 51 mins
Liverpool Street - 42 mins
Abbey Wood - 61 mins
Shenfield - 77 mins

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