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UNIT E

Great Western Industrial Park

DEAN WAY // SOUTHALL // UB2 4SD

INDUSTRIAL / LOGISTICS UNIT TO LET

AVAILABLE NOW



High-Spec Space in a **Prime West London Location**

43,271 sq ft (4,020 sq m) GEA.



Warehouse	41,000 sq ft	3,809 sq m
Offices	2,271 sq ft	211 sq m
Total Area	**43,271 sq ft**	**4,020 sq m**

Areas shown are GEA

Specification

- Fully refurbished
- 8.5m clear height
- 4 level access doors
- 1.2 MVA power supply
- 35m secure yard
- 24/7 access & CCTV
- Elizabeth Line access within walking distance
- Available immediately
- Controlled barrier access to estate

ESG Credentials

- Target EPC B Rating
- New LED lighting
- Electric heating & cooling
- PV panels
- 4 EV charging points


TO LET
41,430 SQ FT
INDUSTRIAL / WAREHOUSE



A Proven Location for Industry

Great Western Industrial Park is a secure, established estate strategically located between Southall and Ealing.
The area is home to a wide range of national and international trade, distribution, and manufacturing businesses.

5 MILLION

Population:
c.5 million people live within 10 miles

Source: GHSL/SEDAC population grid via postcode radius tools

250,600

Workforce:
250,600 working-age residents in Ealing (68% of population)

Source: ONS – Nomis, Ealing Labour Market Profile

85%

Economically Active:
85% (Apr 2024–Mar 2025)

Source: ONS – Nomis

6.9%

Employment in Transport & Storage:
6.9% (above London average of 4.3%)

Source: ONS – Nomis, Business Register & Employment Survey 2023

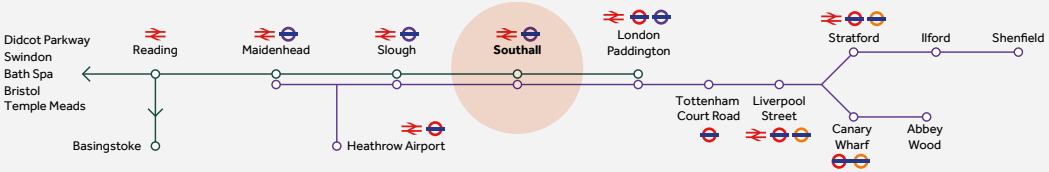
Exceptional Transport Links

Unit E is located on Dean Way, with immediate access to:



Public transport:



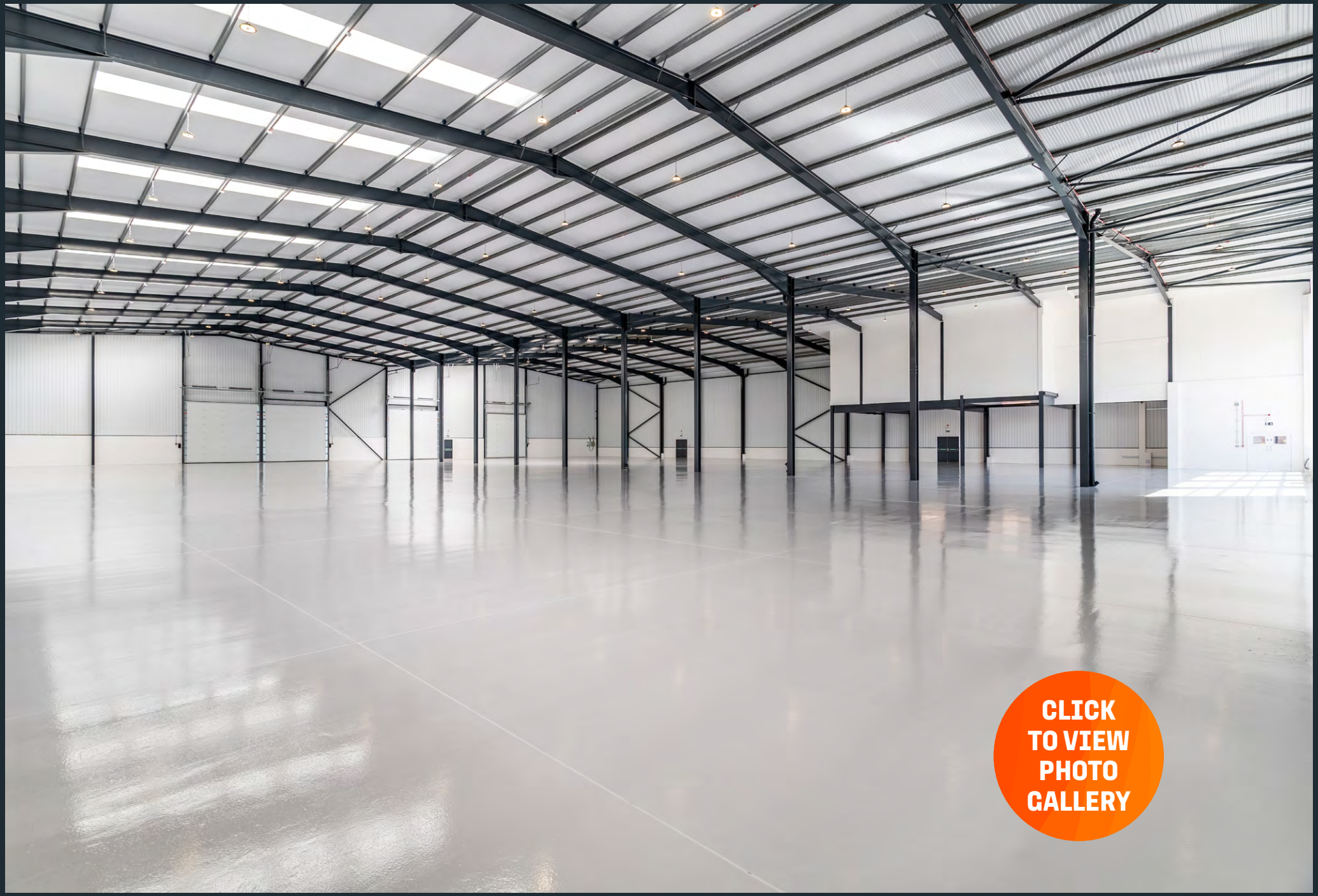


OPEN IN GOOGLE MAPS

WHAT3WORDS: ///CLUBS.RINGS.SINGS






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New FRI lease available.
Lease terms to be agreed.

For further information or to arrange an inspection please contact the agents.

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