

11,260 SQ FT (1,046 SQ M) GEA
TO LET

UNIT 8 FAIRWAY TRADING ESTATE

FAIRWAY CLOSE | NORTH FELTHAM | TW4 6BU



- > 5M MINIMUM EAVES HEIGHT
- > FULLY REFURBISHED
- > 25 PARKING SPACES
- > OFFICES AT GROUND & FIRST FLOOR

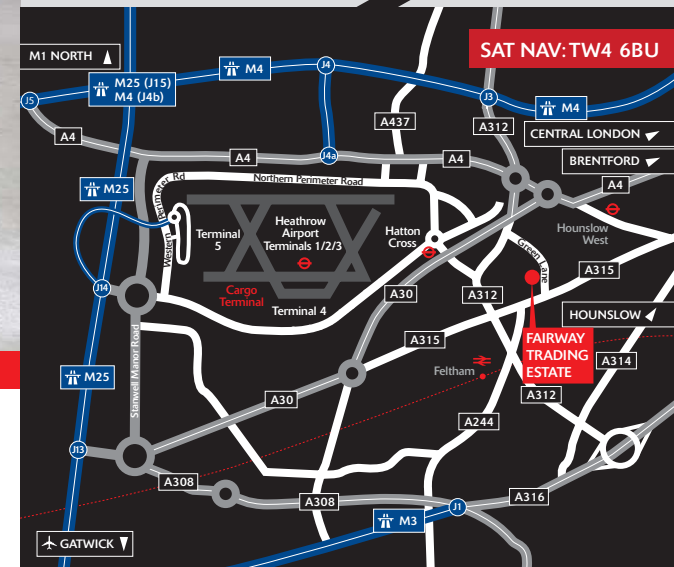
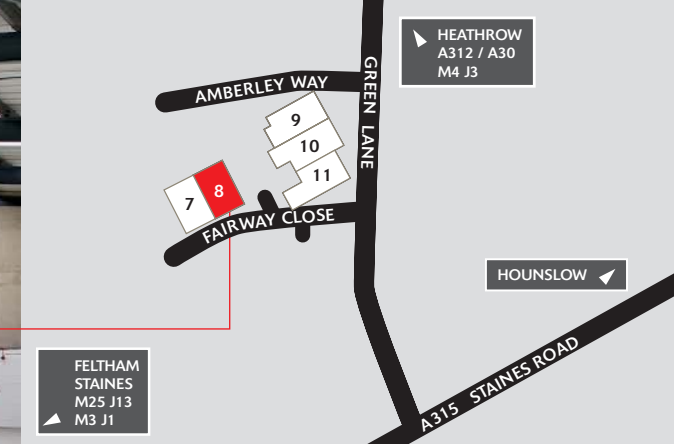


WAREHOUSE / INDUSTRIAL UNIT WITH SHARED SECURE YARD



UNIT 8 FAIRWAY TRADING ESTATE

FAIRWAY CLOSE | NORTH FELTHAM | TW4 6BU



LOCATION

The Fairway Estate is within close proximity to Heathrow Airport and Cargo Terminal. The estate fronts Green Lane which is accessed off the A312 and A315. The M3 and M4 motorways are within 4 miles.

Feltham and Hounslow Town Centres are both within easy reach. Feltham railway is approximately 1.5 miles, Hatton Cross and Hounslow West (both Piccadilly) underground stations are within 2 miles.



DESCRIPTION

A semi-detached warehouse unit with generous yard space. The building is of steel portal frame construction with part brick and part metal clad elevations. Offices are provided at ground and first floor. Externally the yard is fenced to create a secure shared yard.

ACCOMMODATION

The unit comprises the following gross external areas:

	SQ FT	SQ M
Warehouse	9,328	866.6
Ground floor office	966	89.7
First floor office	966	89.7
TOTAL	11,260	1,046

Misrepresentation Act 1967 - Whilst all the information in these particulars is believed to be correct, neither the agents nor their clients guarantee its accuracy nor is it intended to form any part of any contract. All areas quoted are approximate. September 2018.

SPECIFICATION

- > Secure shared yard
- > 25 parking spaces
- > 5m eaves height
- > 3 phase power
- > Gas supply
- > Warehouse LED lighting
- > Kitchenette

TERMS

A new lease for a term to be agreed; rent upon application

LEGAL COSTS

Each party to be responsible for its legal costs.

EPC

Rating: B

VIEWING

For further information or to arrange a viewing please contact:

Sarah Downes
t: 07856 003 033
e: sarah.downes@eu.jll.com

Tom Lowther
t: 07730 091 550
e: tom.lowther@eu.jll.com

John Pocock
t: 07766 072 273
e: john.pocock@altusgroup.com

Peter Freeman
t: 07500 794 011
e: peter.freeman@altusgroup.com