



SUMMIT CENTRE



2.6 miles to
J24 M25



Generous
parking



Comprehensively
refurbished



8m
eaves



5 level
loading doors



New
roofs

TO LET
**INDUSTRIAL/
WAREHOUSE
SPACE IN
POTTERS BAR**
EN6 3QW

The estate is located approximately 2 miles to the north-east of Junction 23 of the M25 (South Mimms) and also 2 miles northwest of Junction 24 of the M25 (Potters Bar). Potters Bar Town Centre lies approximately 1 mile to the east of the property with an array of shopping facilities and also has a fast railway connection to the City and West End.

The premises comprise of modern steel framed profile clad sheeting warehousing with two-storey refurbished office pods to the front. The units are available as a whole or in two sections

DRIVE TIMES

Potters Bar Train Station	1.2 miles
M25 Junction 24	2.6 miles
M25 Junction 23	5.4 miles
M1 Junction 6	8.7 miles
M11 Junction 6	16.1 miles
A10	9.2 miles
Central London	17.4 miles

FEATURES

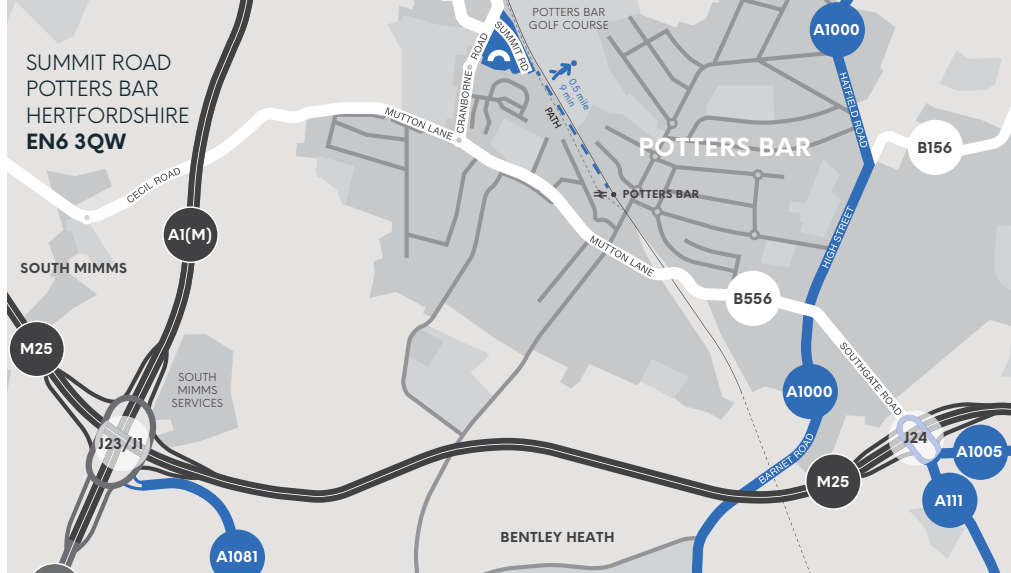
- Clear height of 8m
- 5 level access doors
- Potential for secure loading forecourt
- 50kW power supply
- Units available together or separately
- Generous car parking
- Quick access to M25
- Fully refurbished

RENT

Available on Request

EPC

This property has been graded as 112 D.



22,858 TO 47,958 SQ FT

	SQ FT	SQ M
UNIT 1 - WAREHOUSE	20,641	1,917.55
UNIT 1 - OFFICE	2,217	205.96
UNIT 2 - WAREHOUSE	20,805	1,932.78
UNIT 2 - OFFICE	4,295	399.01
TOTAL	47,958	4,455.30



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