



UNDER REFURBISHMENT

SOVEREIGN HOUSE

2 SOVEREIGN PARK, PARK ROYAL, NW10 7QP

18,352 SQ FT MODERN SEMI-DETACHED INDUSTRIAL WAREHOUSE UNIT WITH SECURE YARD
TO LET



LEADING LOCATION

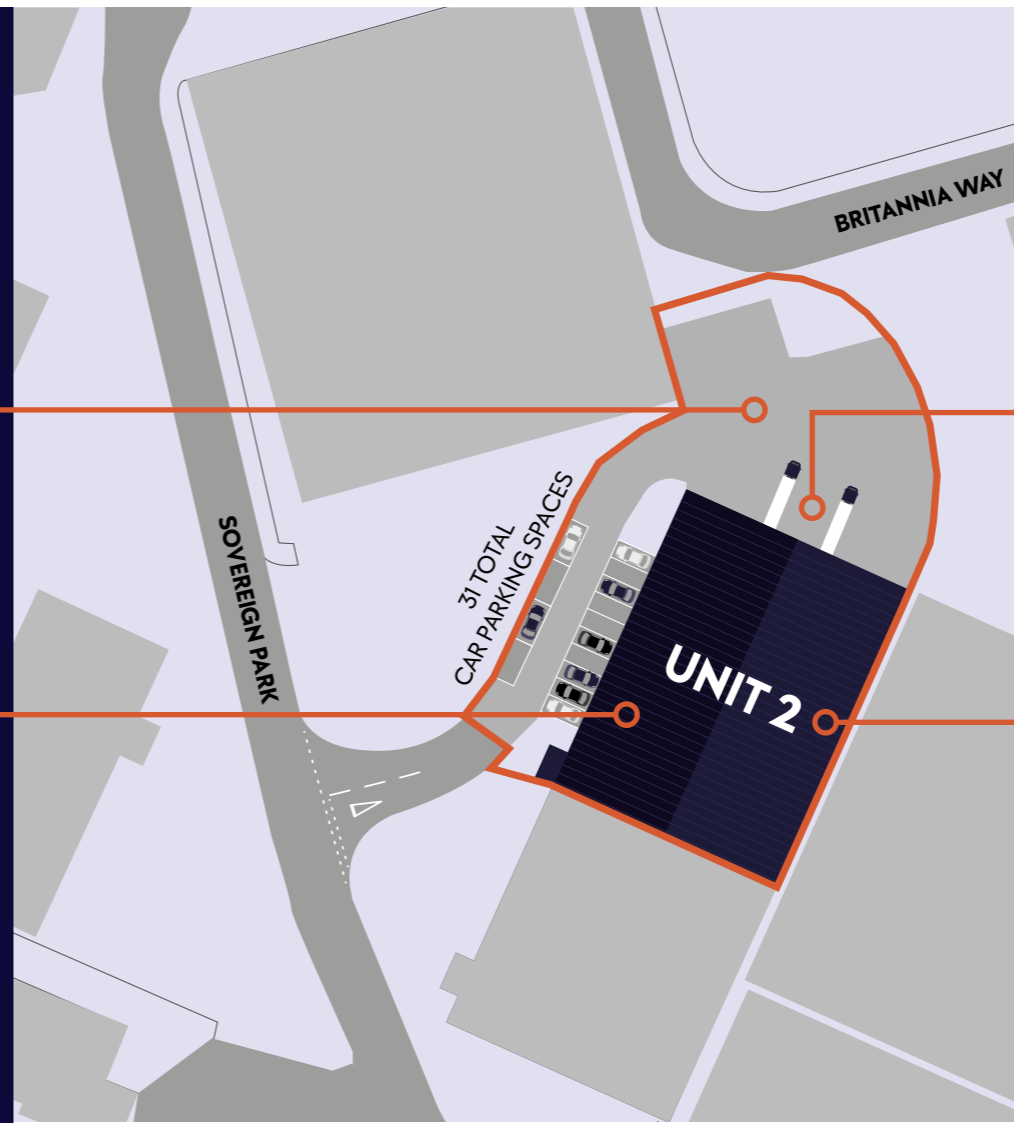
Sovereign House is a 18,352 sq ft (1,705 sq m) modern semi-detached warehouse/logistics unit due to be refurbished in the heart of Park Royal.

UNIT	SQ FT	SQ M
GF (warehouse and ancillary)	13,993	1,300
First floor office	4,359	405
Total (GEA)	18,352	1,705

Large secure yard



First floor office accommodation



2 level access electric loading doors



Clear height of 5.45m rising to 7.08m



LOCATION

The unit is located off Coronation Road, in the heart of Park Royal, approx. 0.5 miles from the A40 Western Avenue. This in turn provides convenient access to both Central London to the east and the M40 and M25 motorways to the West. The property is also located approx. 1.5 miles from the A406 North Circular and J1 of the M1 is approx. 5 miles. Park Royal tube (Piccadilly line) is within close proximity, approx. 0.8 miles.

CONTACT

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ROAD

North Circular (A406)	1.5 miles
M1 Junction 1	5 miles
Central London	9.3 miles
M40 Junction 1	11.2 miles
M25 Junction 16	12.7 miles

RAIL

Park Royal		0.8 miles
Harlesden Overground		1.2 miles
North Acton		1.3 miles
Hanger Lane		1.8 miles

AIR

Heathrow Airport	12.8 miles
Luton Airport	31.2 miles

SOVEREIGN HOUSE

Misrepresentation Act: Whilst all the information in these particulars is believed to be correct, neither the agent nor their clients guarantee its accuracy nor is it intended to form any part of any contract. All areas quoted are approximate. July 2020 - Design by **CORMACK** cormackadvertising.com