

TO LET

Part Unit B, Premier Park, Abbey Road, Park Royal, London NW10 7NZ



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Description

**Warehouse/Storage
Space On Secure
Established Estate**

13,562 sq ft

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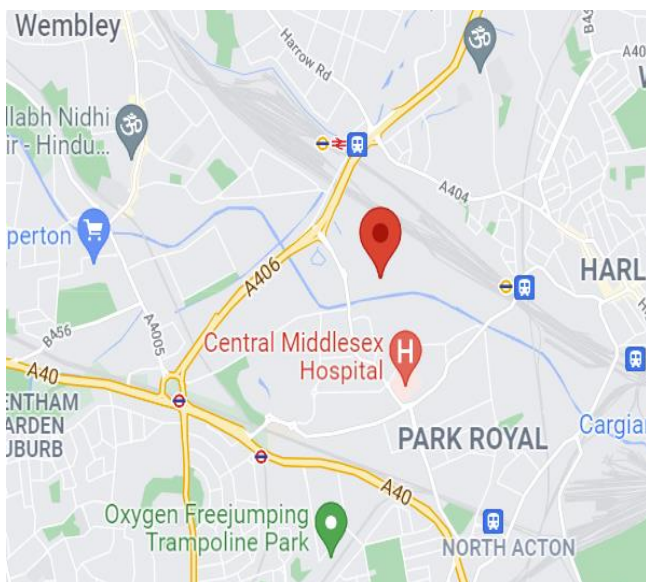
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Unit B is situated at the front of Premier Park, a well-located industrial scheme on Abbey Road, close to the junction with the North Circular.

The unit is of steel portal frame construction, with panel cladding and concrete screed flooring. The accommodation is completely column free. The unit has an eaves height of 11 meters, 4 ground level loading doors, LED Lighting, and a small office area. A WC block will be built into the unit.

Externally the unit has a shared secure fenced yard and 18 car parking spaces.

Location



The accommodation is located on Premier Park, one of Park Royal's most popular industrial/logistics locations. Abbey Road is one of the main thoroughfares in Park Royal linking the North Circular (A406) with the A40.

The A406 is approximately 1/4-mile northwards, with the M1 4 miles eastwards. The A40 is approximately 1.2 miles to the southeast.

Central London is approximately 9 miles to the east with Heathrow Airport 12 miles to the west.

Stonebridge Park Underground Station (Bakerloo line) is 1/2 mile away and also benefits from overground services to London Euston and Watford Junction.

Terms

The unit is available by way of an assignment of the existing lease.

Legal Costs

Each party to bear their own legal costs.

Business Rates

Occupiers are invited to make their own enquiries.

EPC's

Available on request.

Accommodation

	Sq ft	Sq m
Warehouse	13,562	2,695.00
Total	13,562	3,949.19

HDH – Toby Smith

Tel: +44 7500 797 243

Email: tobysmith@hdh.co.uk

Ed Thomason

Tel: 07818 065 276

Email: et@tlre.co.uk

Paul Londra

Tel: 07779 269 290

Email: pl@tlre.co.uk

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