

The Sterling Centre Bracknell

Available to Let
Warehouse
21,836 sq ft (2,029 sq m)



8.2 m clear eaves height



40 kN/sq m floor loading



2 electric loading doors



Three-phase electricity



Gas supply



20 m yard depth



The Sterling Centre

The Sterling Centre, Eastern Road, Bracknell, RG12 2PW



Description

The property comprises of a semi-detached modern warehouse/ industrial unit incorporating a full height brick and glazed front elevation with the remaining elevations constructed of profile metal cladding. The unit is portal framed, has a pitched roof, a covered loading bay and has ample designated parking spaces available on-site.

Location

Bracknell is well located midway between the M3 and M4 motorways. Direct access is obtained to the M4 at junction 10 via the A329(M) and the M3 at Junction 3 via the A322. Both links provide excellent access to the M25 and wider motorway network.

EPC

EPC is available upon request.

VAT

VAT will be payable where applicable.

Terms

Available on new full repairing and insuring leases.

Legal Costs

All parties will be responsible for their own legal costs incurred in the transaction.

Viewing / Further Information

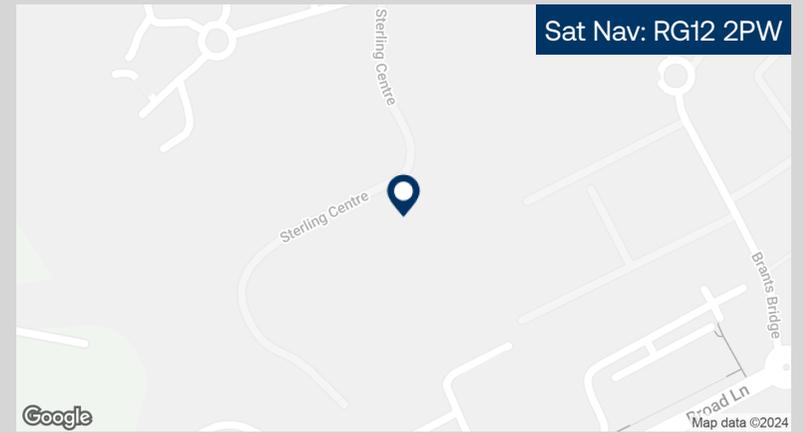
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Accommodation:

Unit	Property Type	Size (sq ft)	Size (sq m)	Availability
Unit 8	Warehouse	21,836	2,029	Immediately
Total		21,836	2,029	

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