

Unit 30, Westwood Park Trading Estate, Park Royal

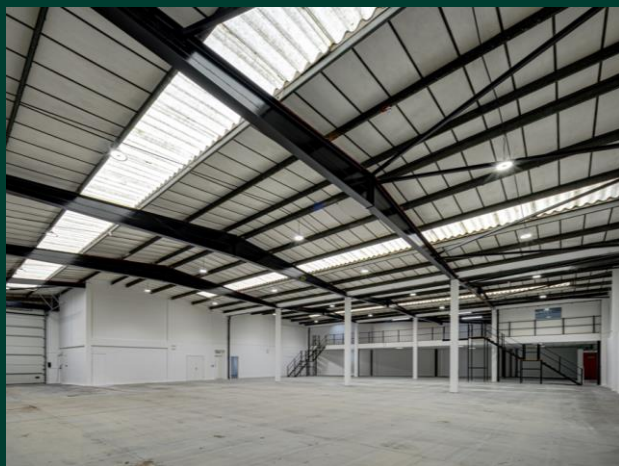
Extensively Refurbished 14,261 sq ft Warehouse

Concord Road, W3 0TH



- 5.5m eaves rising to 7.5m at apex
- Ground & First Floor Office Accommodation
- 1 level access loading door per unit
- Secure, gated estate
- Refurbished June 2024





Description

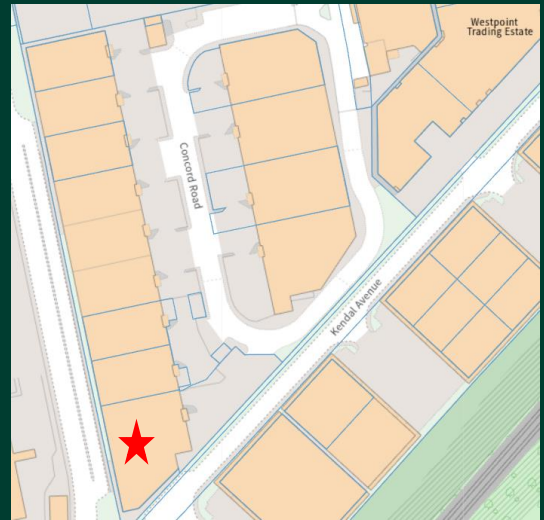
Unit 30 comprises an end-terrace warehouse constructed of a traditional brick and block construction with ancillary office accommodation, benefitting from a large secure yard. The property has been newly refurbished in June 2024.

Unit 30	Size (sq ft)
Ground	10,906
Mezzanine	1,970
First Floor	1,385
Total	14,261

Location

Westwood Industrial Estate is strategically located in Park Royal, within 1 minute of the A40 Western Avenue. The subject property is accessed via Concord Road, just off the A40 / Western Avenue, which provides excellent access to the M40, M25 and A406 North Circular, providing swift access to West / Central London and the wider UK motorway network.

Heathrow Airport is located approximately 12 miles to the west of the property via the M4. Park Royal underground station is situated 0.7 miles to the west of the property. This provides regular Piccadilly Line services to and from Central London. Alliance Road bus stop is approximately 5 minute walk from the subject property and provides access to surrounding town centres and public transport links.



Terms

Available by way of a new lease. Rent on Application

Business Rates

Available upon request.

Viewing and further information

Strictly by prior arrangement with the sole agents.

EPC

Available on request

Contact Us

Ryan Anderson
07833 299 439
Ryan.Anderson@cbre.com

Toby King-Thompson
07919 145652
Toby.kingthompson@cbre.com

Molly Powell
07880 487 839
Molly.Powell@cbre.com

Alex Monaghan
07584 640 266
Alex.Monaghan@cbre.com

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