B2 & B4

MODERN INDUSTRIAL / WAREHOUSE UNITS TO LET

5,531 SQ FT & 5,525 SQ FT



UNITS B2 & B4

DESCRIPTION

The units comprise a modern, steel framed industrial/warehouse with full height elevations. The units benefit from a single loading door, allocated car parking and ancillary offices.

ACCOMMODATION

The premises extends to the following Gross External Area:

Unit B2	sq ft GEA	sq m GEA
Ground - Warehouse	4,850	450.58
First - Office	681	63.27
Total	5,531	513.85

Unit B4	sq ft GEA	sq m GEA
Ground - Warehouse	4,844	450.02
First - Office	681	63.27
Total	5,525	513.29















6 CAR PARKING SPACES



CLOSE PROXIMITY TO PONDERS END STATION

LOCATION

The units are prominently located just off Meridian Way which provides access South towards Central London and North towards the M25 which is situated just 4.5 miles away.

The units are easily accessible via public transport being located adjacently to Ponders End Train Station which provides access to London Liverpool Street in just 20 minutes.

Additionally, Ponders End Station Bus Stop is also located just 0.2 miles from the unit.

LOCAL OCCUPIERS



























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B2 & B4

VALLEY LINK

EPC

Available on request.

TERMS

Upon application.

FURTHER INFORMATION

For further information please contact:



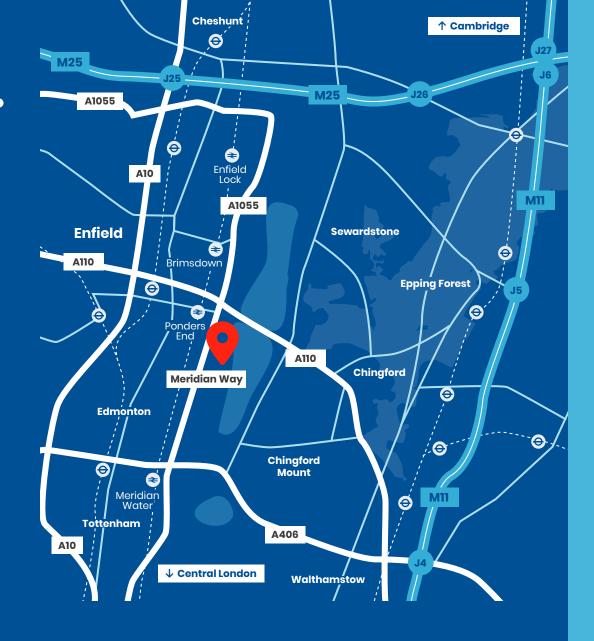
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₽ ROAD

M25 (J25)

4 miles 15 mins

A406

3 miles 10 mins

M1 (J6)

19 miles 30 mins

Central London
12 miles 35 mins

⊞ RAIL

From Ponders End

Tottenham Hale 6 mins

London Liverpool Street 20 mins

吟 AIRPORT

City Airport
16 miles 35 mins

Stanstead Airport 30 miles 44 mins

Heathrow Airport41 miles 1 hr 5 mins

Gatwick Airport60 miles 1 hr 10 mins