

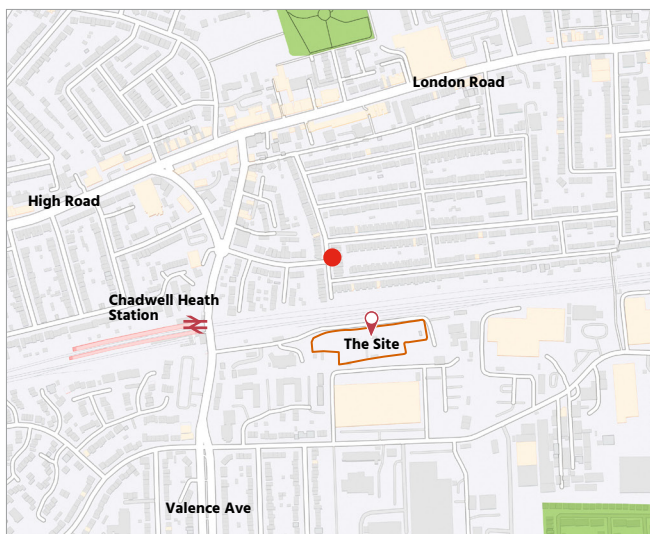
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CHADWELL HEATH, DAGENHAM, RM6 4BU

RARE OPPORTUNITY OF APPROX. 1 ACRE OF OPEN STORAGE LAND

SHORT TERM LETTING ONLY





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Location

The site is located on Station Road / Valence Avenue, almost directly opposite the recently upgraded Chadwell Heath Station (Elizabeth Line). Access to the site is strong, as it is situated with immediate access off A118. This in turn feeds the A406 and A12, two crucial road links for NE London. To the South, the site is bound by a mixture of low density residential properties and a large Builders Merchant (Nicholls and Clark) which marks the entry point to the Freshwater Rd industrial Area.

Description

The subject property offers a rare opportunity for an occupier to acquire an open storage parcel in a core London location. The site is part-surfaced and secure, with 24 hour access.

Specification

- Access 24/7
- Strong transport links
- Part-surfaced
- Secure site

Floor areas

Land approx. 1 acre (43,560 sq. ft)

Drive times

- A406 - 17 mins (3.4 miles)
- A12 - 8 mins (1.8 miles)
- London City Airport - 21 mins (8.4 miles)
- Canary Wharf - 22 mins (9.3 miles)
- M25 (J28) - 18 mins (7.5 miles)
- Central London - 48 mins (15 miles)

Business Rates

Available upon request

Rent

On application

Terms

A new lease outside the 1954 Landlord and Tenant Act will be available by arrangement, for further details please contact Gerald Eve.

Legal costs

Each party to bear their own costs

Viewing

For further information about the site or to arrange a viewing please contact the agents Gerald Eve.

Contact

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