



FOR SALE / TO LET

Unit 9
David Road
Poyle, Heathrow
SL3 0DB

Industrial / Warehouse Unit

6,896 sq ft / 641 sq m

COGENT

REAL ESTATE

0203 369 4000

Description

The unit is of brick construction with part metal clad elevations, with a pitched steel truss roof and painted concrete floor. There are two storey offices to the front and a yard to the rear accessed via the side of the unit. The warehouse has an eaves height of 3.3m rising to 5.8m at the ridge, and two electric roller shutter doors, one to the rear and another on the side elevation. The property benefits from 3 phase power, lighting, a gas supply, good natural daylight, kitchen areas and wc's. To the front of the property there is car parking for 5/6 cars with two gates and palisade fencing.

Amenities

- 5/6 car parking spaces
- Painted concrete floor
- Warehouse lighting
- Fenced and gated
- 2 loading doors
- Rear yard
- Gas supply
- 3 phase power
- Kitchen & wc's
- 24/7 access & use

Accommodation

The property comprises the following approximate floor areas:

	SQ FT	SQ M
Ground floor	6,422	597
First Floor Offices	473.6	44
TOTAL GIA approx	6,896	641

TERMS

The unit is available either FREEHOLD or LEASEHOLD, terms on application

VAT

VAT is applicable

EPC

TBC

BUSINESS RATES

We are advised that the rateable value is currently £15,250 with rates payable of circa £7,640 however interested parties are advised to make their own enquiries to the VOA for confirmation

Sat Nav: SL3 0DB



For further details please contact:



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