

AVAILABLE TO LET

5 Kendal Court

5 Kendal Court, Kendal Avenue, Park Royal, London, UK W3 0RU



Industrial for rent, 5,885 sq ft, £94,164 per annum

To request a viewing call us on 020 7794 7788 For more information visit https://realla.co/m/36521-5-kendal-court-5-kendal-court

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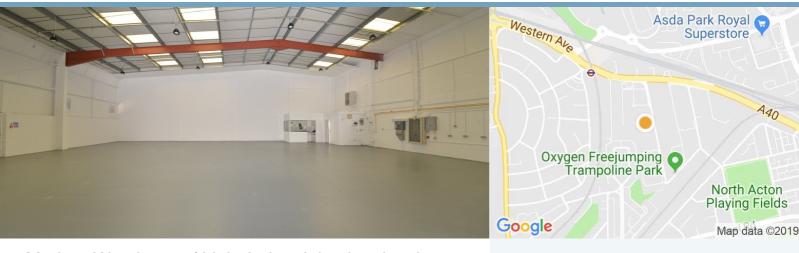
Peter Wilson peter@dutchanddutch.com

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Modern Warehouse / Light Industrial unit to let close to Central London (5,885 sqft)

The premise comprise a industrial/warehouse building of steel portal frame construction to a pitched roof. The building is arranged over ground floor warehouse with ancillary office accommodation available on both the ground and first floor levels. Loading is available via a full height up and over loading door. Allocated parking is available to the front of the building.

The property could be used for a number of storage and light industrial uses subject to landlords consent.

4 Kendal Court is also available and comprises of 5,885 sqft at £94,212 pa there is the potential to let both units and create a space of 11,773 sqft.

Highlights

- Close to Park Royal Underground Station (Piccadilly Line)
- Direct Access to A40 Western Avenue
- Full height up and over shutter door: (w:4.13m x h:5.03m)
- Minimum eaves height 5.95m rising to 7.44m at the roof apex
- · First floor and ground floor offices
- Three phase power
- Dedicated parking
- W/C's & Kitchen

Property details

| Rent | £94,164 per annum | | | |
|--------------------|--|--|--|--|
| Est. S/C | £1,296 per annum | | | |
| Est. rates payable | £27,362 per annum | | | |
| Building type | Industrial | | | |
| Secondary use | Warehouse | | | |
| Available from | 15/02/2019 | | | |
| Size | 5,885 Sq ft | | | |
| VAT charges | Plus VAT. | | | |
| Lease details | A new Full Repairing and Insuring lease outside the Landlord and Tenant act for a term by arrangement. | | | |
| EPC category | С | | | |

| Unit | Floor | Size sq ft | Rent psf | Total pa | Status |
|-----------------------|---------|------------|----------|------------|-----------|
| Warehouse and offices | GF & FF | 5,885 | £16.00 | £94,164.00 | Available |

More information

Visit microsite

https://realla.co/m/36521-5-kendal-court-5-kendal-court

Contact us

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Quote reference: 5 Kendal Court, W3 Strictly via arrangement with Dutch and Dutch.

to ensure accuracy, this cannot be guaranteed. All rental and prices are quoted exclusive of VAT.