

TO LET | INDUSTRIAL/PRODUCTION UNIT

1,881 SQ FT (174.74 SQ M)

UNIT 13 BROOK INDUSTRIAL ESTATE, SPRINGFIELD ROAD, HAYES UB4 0JZ.



- Production/Industrial use
- Up and over loading door
- Three phase power
- Allocated parking spaces
- Gated estate
- Close to Motorway network

 **DE SOUZA**

COMMERCIAL PROPERTY CONSULTANTS

Location

Brook Industrial Estate is situated just off the Uxbridge Road and is approached via Springfield Road and Bullsbrook Road. The estate is conveniently located near to the Hayes bypass which allows easy access to Junction 3 of the M4 and Heathrow Airport.



Description

The Brook Industrial Estate is a popular and well managed estate designed to meet the needs of small business. It was constructed in the early 1990s to a high standard. The units are of steel portal frame construction with brick elevations and good natural light. Each unit has its own allocated parking.

Amenities

- Up and over loading door
- Lighting throughout
- 3 phase electricity
- Wc
- car parking
- Gated estate
- Eaves height of 5.8m rising to 8m at apex
- EPC - B

Leasehold

The units are available on a new full repairing and insuring lease for a term to be agreed.

Terms/Rent

Upon application

Viewing

Strictly by appointment only.

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