

FOR SALE/TO LET

MODERN BUSINESS UNIT

2,374 sq ft (220 sq m)

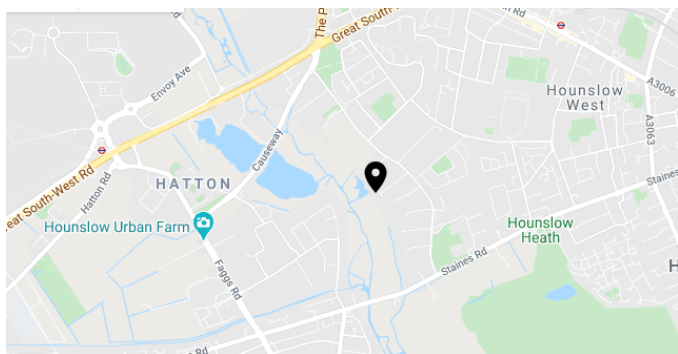
Unit 1 Maple Grove Business Centre, Lawrence Road, Hounslow TW4 6DR



Location

The premises are located on the Maple Grove Business Centre in Lawrence Road, just off Green Lane, Hounslow. Green Lane connects the A315 (Staines Road) and the A312 (The Causeway).

Heathrow Airport is within 2 miles and connection the motorway network is via the M4 (J3) which is approx. 4 miles or the M3 (J1) which is within 5 miles.



Description

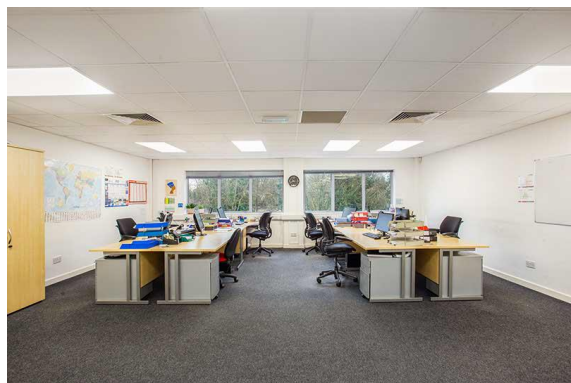
Unit 1 Maple Grove Business Centre is a modern self contained business unit with fully fitted offices on the first floor, whilst the ground floor can be used for a variety of uses such as storage, production or additional office space. The ground floor benefits from a floor to ceiling height of 3.3m and a single loading door.

In addition, the unit also comes with its own parking area in front of the unit.

The estate is well maintained and benefits from a security barrier.

Amenities

- Self-contained semi detached unit
- Comfort cooling to offices
- One loading door
- Allocated parking
- Lighting throughout
- Fully fitted first floor office space
- Estate security barrier
- EPC rating – upon application



Lease terms: Upon application

Freehold price: Upon application

Viewing: Strictly by appointment only.

DE SOUZA

For more information or to arrange a viewing

Paul Flannery

E: paulf@desouza.co.uk

T: 020 8707 303

M: 07946 422920

Simon Cressey

E: simonc@desouza.co.uk

T: 020 8707 303

M: 07939 129427