

Ref: 5753

## FOR SALE - CHARACTER OFFICE BUILDING



## CLOSE TO HATTON CROSS STATION

3,283 sq ft (305.07 sq m)

Strathclyde House  
Green Man Lane  
Hatton Cross  
Heathrow TW14 0PZ

**Tel: 020 8707 3030**

**[www.desouza.co.uk](http://www.desouza.co.uk)**

**Heathrow Office: 3 Maple Grove Business Centre, Lawrence Road, Hounslow TW4 6DR**

These details are intended as a guide only and must not be relied upon as statements of fact. They are not intended to constitute, nor constitute part of, an offer or contract. All prices and rents quoted are exclusive of VAT unless otherwise stated.

## Location



## Description

Strathclyde House is a period building constructed in circa 1900 and was subject to an extensive refurbishment and redevelopment in the 1980's to provide character offices over ground and first floor with 2 small second floor offices within the roof space.

## Accommodation

Ground Floor	1,829 SQ FT	169.92 SQ M
1st Floor	1,269 SQ FT	117.96 SQ M
2nd Floor	185 SQ FT	17.19 SQ M
<b>TOTAL</b>	<b>3,283 SQ FT</b>	<b>305.07 SQ M</b>

## Amenities

- Close to Piccadilly Line
- Kitchen
- CAT II Lighting
- Quadruple glazing
- CAT V Data Cabling
- Minimum of 20 Car Parking Spaces
- Separate Male and Female WC's
- Landscaped Grounds of 0.7 acres

## Terms

Available For Sale Freehold.

## Price

£795,000 + VAT

## Contact

Paul Flannery  
paulf@desouza.co.uk

Adrian Paxman  
adrianp@desouza.co.uk