

UNIT 1

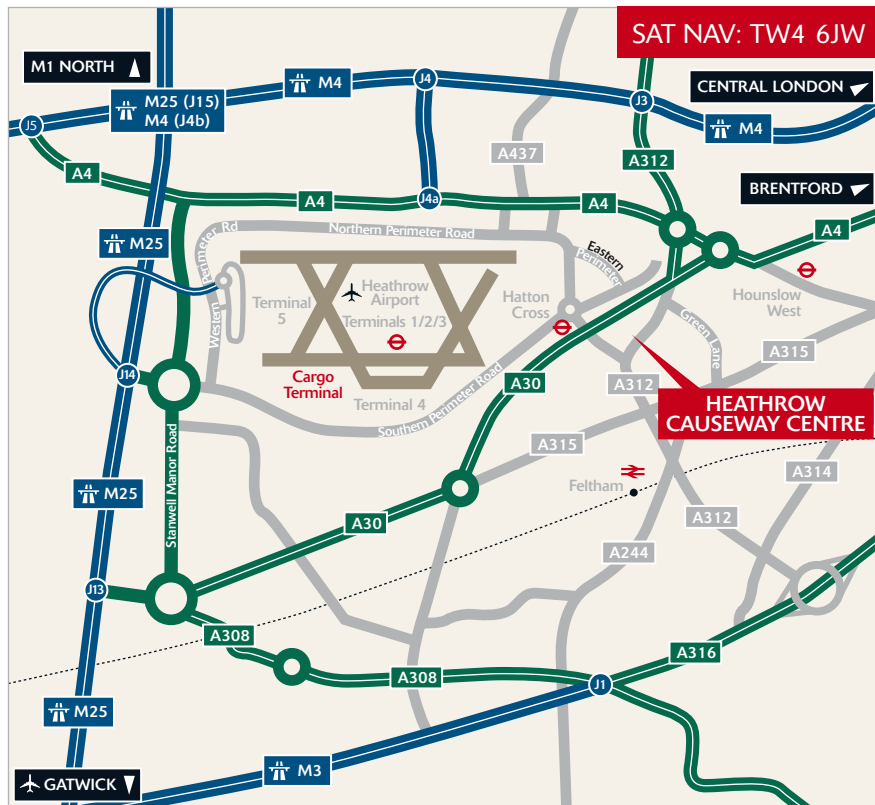
HEATHROW CAUSEWAY CENTRE

ARIEL WAY | TW4 6JW

TO LET
INDUSTRIAL /
WAREHOUSE UNIT

**7,110 SQ FT
(661 SQ M)**





UNIT 1 HEATHROW CAUSEWAY CENTRE

Unit 1 Heathrow Causeway Centre has undergone a refurbishment and offers the opportunity to locate to an established Heathrow industrial and distribution estate fronting the A30 Great South West Road.

With other airport related occupiers on the estate including DHL, Heathrow Causeway Centre benefits from being 3.1 miles from the Cargo Terminal and less than a mile from Hatton Cross transport interchange. Heathrow Causeway is ideally situated for airport related occupiers and has 24-hour access and use.

SPECIFICATION

- Prominently located fronting A30 Great South West Road
- Offices provided on the first floor
- Minimum eaves height 5.8m
- Up-and-over loading door
- Allocated parking
- Male and female WCs
- Reception area
- An Energy Performance Certificate (EPC) is available

ACCOMMODATION

| | | |
|---------------------|--------------------|-----------------|
| WAREHOUSE | 4,640 sq ft | 431 sq m |
| FIRST FLOOR OFFICES | 2,470 sq ft | 230 sq m |
| TOTAL | 7,110 sq ft | 661 sq m |

(All areas are approximate and measured on a Gross External basis)

DRIVING DISTANCES

| LOCATION | MILES | MINS |
|--|-------|------|
| Hatton Cross Bus and Underground Station (Piccadilly Line) | 0.8 | 2 |
| M4, Junction 3 | 1.7 | 4 |
| Heathrow Cargo Terminal | 3.3 | 8 |
| M25, Junction 15 | 5.9 | 10 |
| M3, Junction 1 | 6 | 13 |

Source: Google maps

For more information please contact the joint agents:



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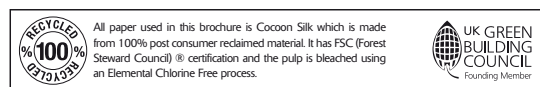


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www.SEGRO.com/heathrow



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