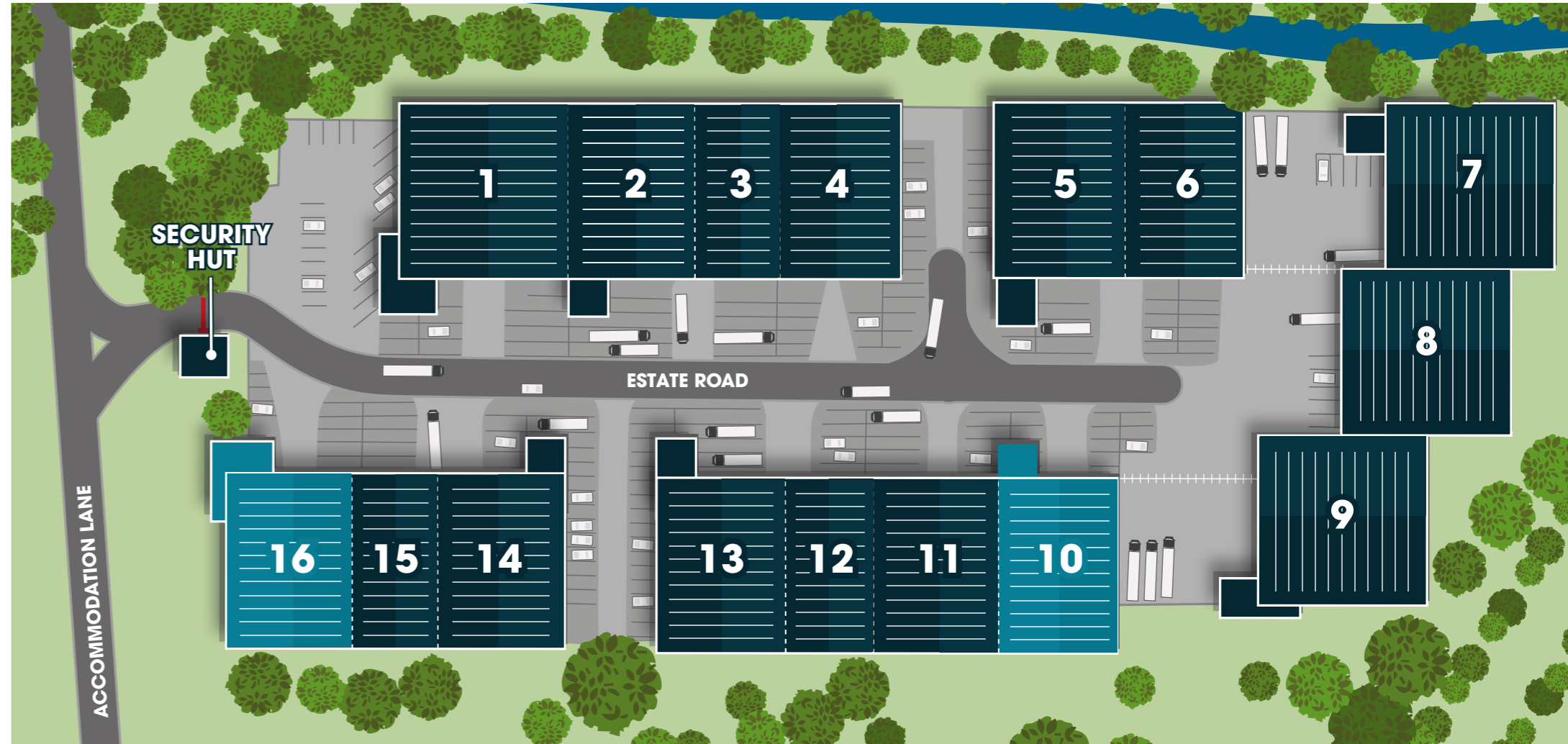


SAXON WAY

TRADING ESTATE HEATHROW
UB7 OLW



**FULLY REFURBISHED
INDUSTRIAL/WAREHOUSE UNITS
ONLY TWO UNITS REMAINING
8,292 SQ FT and 11,100 SQ FT TO LET**



DESCRIPTION

Saxon Way Trading Estate offers a range of refurbished units with generous car parking and is situated in Harmondsworth to the north of Heathrow Airport.

Accessed from the A4, it is superbly located to provide access to Heathrow Airport Cargo Terminal, the national motorway network and Central London.

SPECIFICATION

- Fully refurbished
- New electric roller shutter doors
- Minimum clear height of 5.6m
- Secure estate
- Loading canopies
- Excellent natural light
- Warehouse lighting to all units
- Secure yards (Units 7 and 9)
- Evening/overnight manned security



ACCOMMODATION

	SQ FT	SQ M
UNIT 8	10,936	1,016
UNIT 10	8,292	770

*Areas shown are on a GEA basis



COMMUNICATIONS

ROAD	MILES
M4 Junction 4A	2.5
M4 Junction 5	2.8
M25 Junction 14	2.9
Central London	27.3

AIR	MILES
Heathrow Terminals 1, 2 & 3	3.2
Heathrow Cargo Terminal	3.4
Heathrow Terminals 4 & 5	3.8

RAIL	MINS
Terminal 5 to London Paddington	22
West Drayton to Reading	33

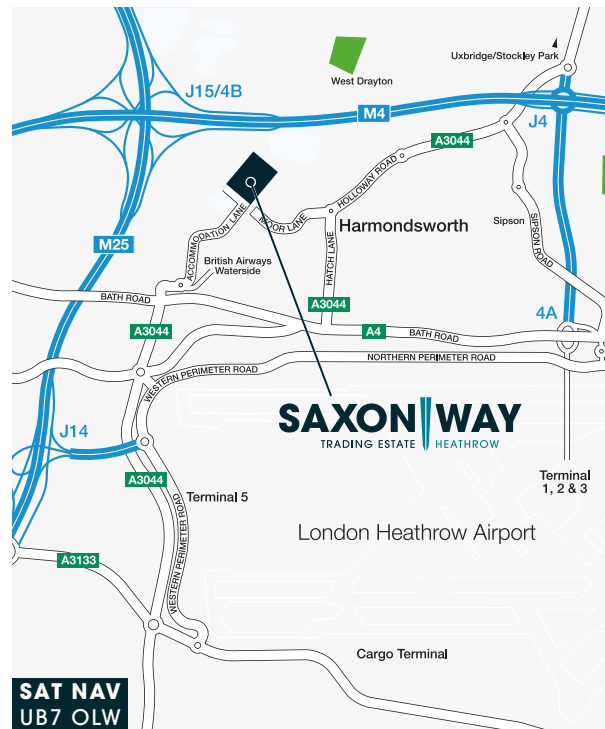
Source: AA Route Planner

TERMS

The units are available to let on new full repairing and insuring leases direct from the landlord.

Misrepresentation Act 1967 - Whilst all the information in these particulars is believed to be correct, neither the agent nor their clients guarantee its accuracy nor is it intended to form any part of any contract. All areas quoted are approximate. November 2021.

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FURTHER INFORMATION

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