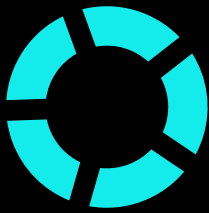


Unit 6
TO LET

5,212 Sq Ft
0.24 Acre Yard



CASTLE PARK
WEST THURROCK

732 London Road
Grays
RM20 3NL

Semi-Detached Industrial Unit With
Ground Floor Office And Substantial Yard
Extensively Refurbished

Specification

Semi-detached refurbished industrial unit with ground floor office and generous 0.24 acre yard in a strategic location with excellent transport links.



Extensive yard of 0.24 acres



EPC B45 Valid until 06/02/34



Concrete & Tarmac Surfaced Yard



6.32m Eaves Height



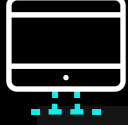
2x Roller Shutter Loading Doors



Steel Portal Frame



Excellent Access To The M25



Refurbished Ground Floor Office



Gated And Secure Site



Navigator

Tarmac Thurrock

DHL

Heidelberg

Wincanton

GXO

Amazon

GND Motors

ASDA

Laing O'Rourke

M25 J1A

Sainsburys

ADM Pura Foods

QE2 Bridge

A282

UNIT 6

A1090

London Road

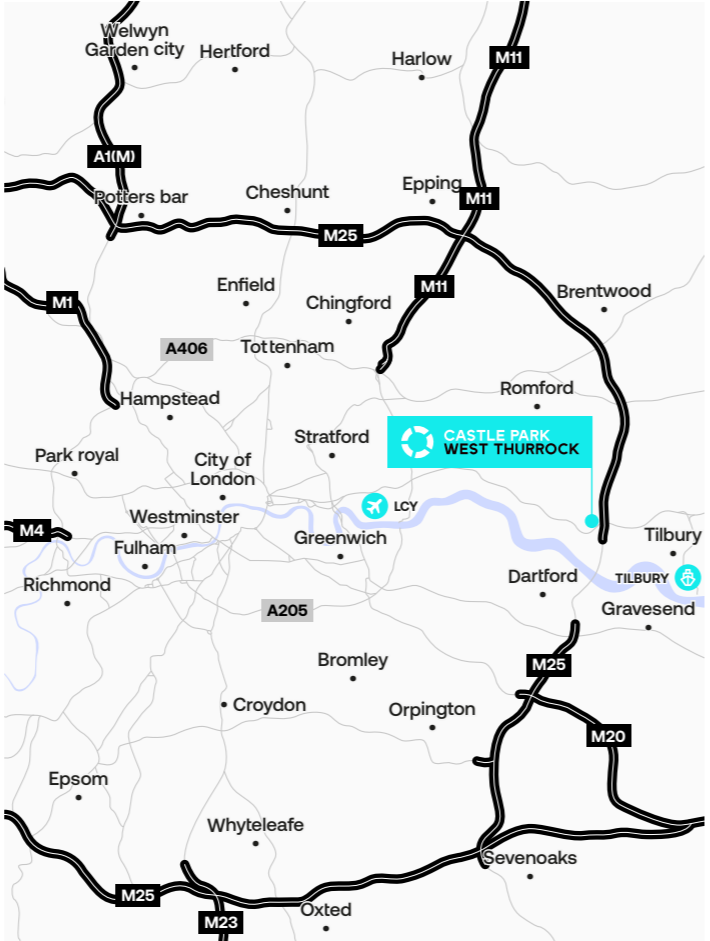
M25 J31



Unrivalled Access To London & The South East

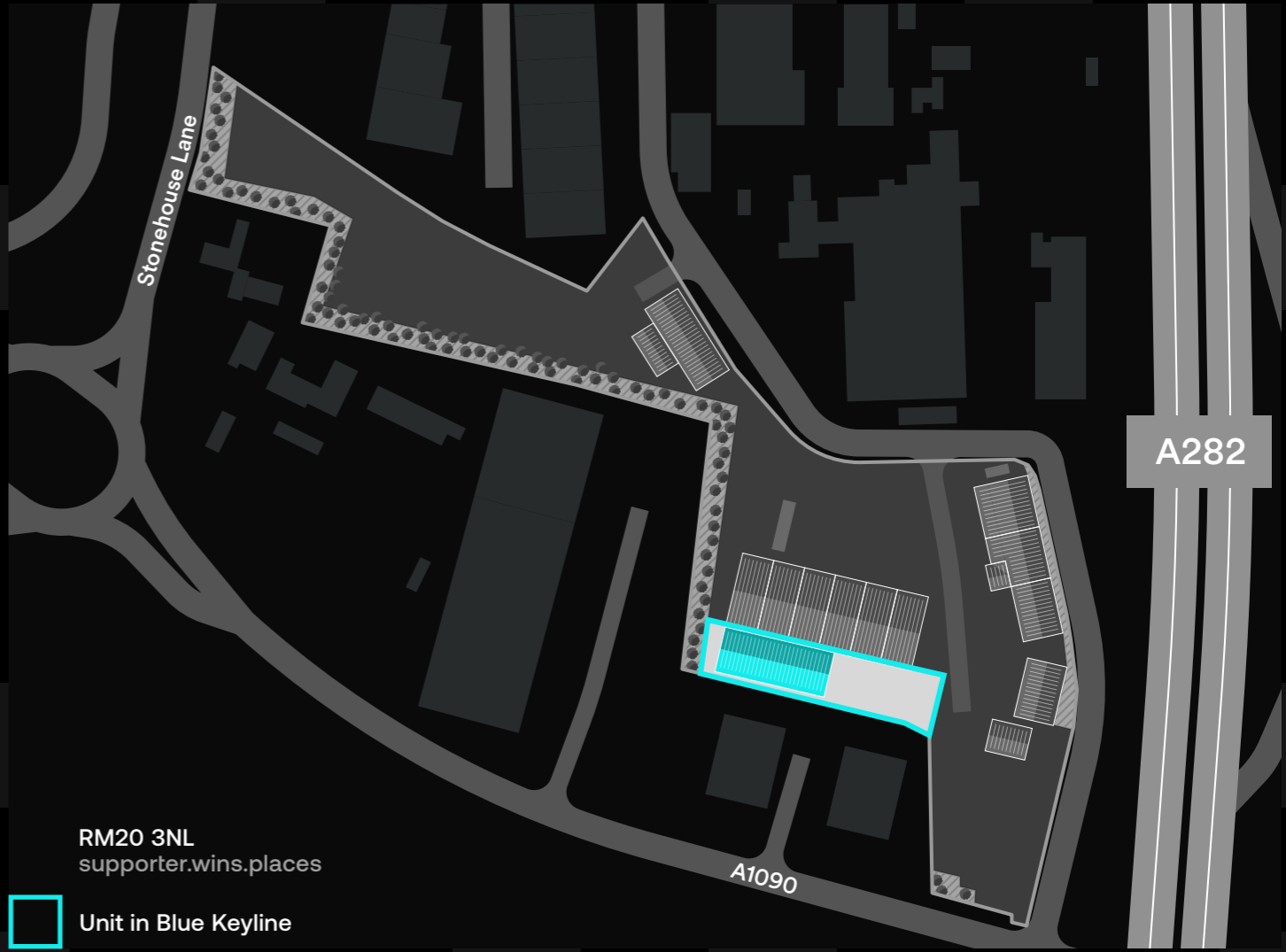
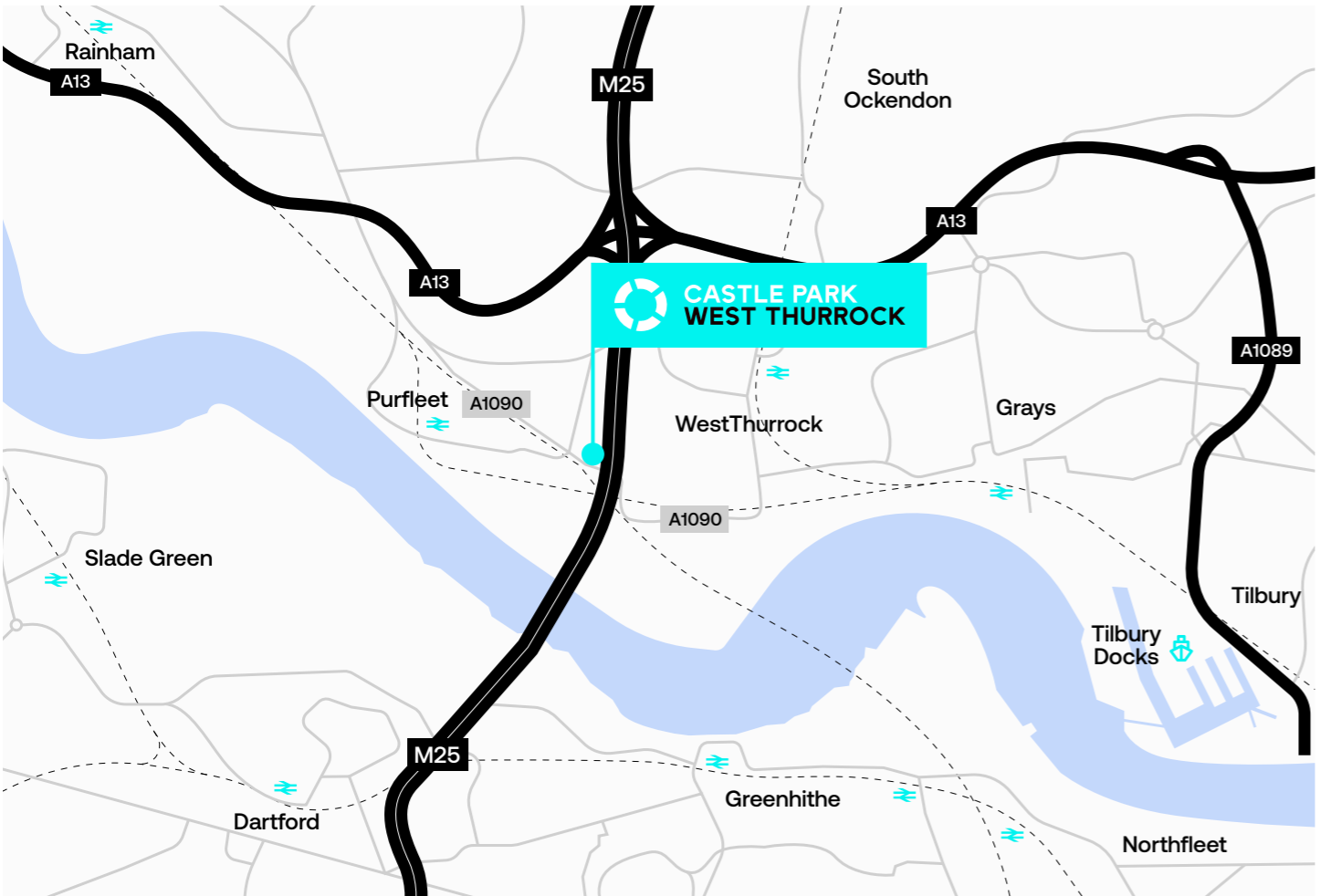
Location

Castle Park, West Thurrock benefits from excellent transport connections, with close proximity to the M25 and Dartford Crossing. The location also offers easy rail access to Central London, with Purfleet station providing a quick 29-minute journey to Fenchurch Street.



Location	Miles	Mins
Dartford	6.8	13
London Gateway Port	11.5	18
Purfleet Station	1.6	5
Central London	19	45

Transport Links	Miles	Mins
M25 Junction 30	1.2	4
A13	2.1	6
M25 Junction 2	5.7	12
A406	9.9	14



Accommodation

The property comprises a semi-detached industrial warehouse building of steel portal frame construction with external elevations of metal cladding and brickwork underneath a pitched roof. An external yard is provided with gated entrance, steel palisade fencing.

The accommodation comprises the following approximate areas:

Area	Sq Ft	Sq M
Industrial Warehouse	4,625	429.67
Ground Floor Office	587	54.53
Total	5,212	484.21
External Yard		0.24 acres

Local Occupiers



Rent

Rent on application.

Business Rates

Interested applicants are advised to contact Thurrock Council on 01375 652 960 for verification of the rates payable.

Service Charge

A service charge is payable for the upkeep and maintenance of the common parts of the estate. Further details on application.

EPC Rating

Upon Enquiry.

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supporter.wins.places

Further information – to include energy performance certificates and data site access is available upon request.

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