



TO LET

Unit 5 & 9 Gateway Trading Estate,
Hythe Road, White City, NW10 6RJ

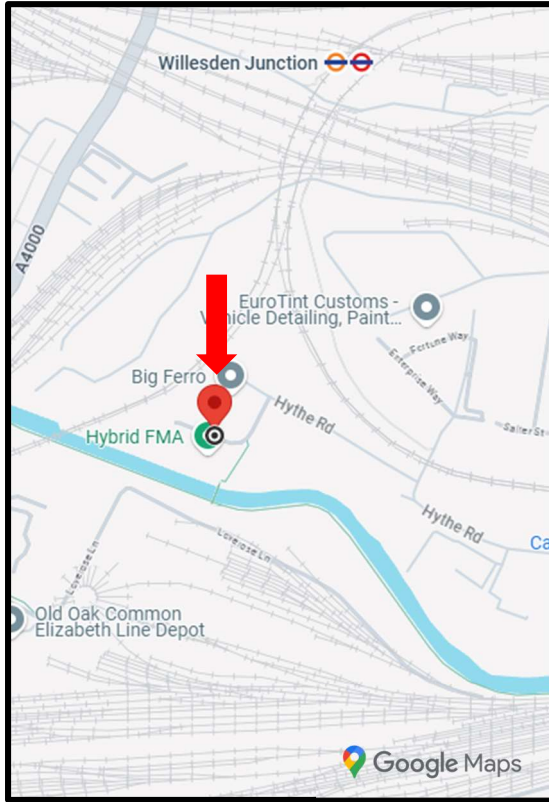


**Industrial/ Warehouse
Opportunities**
3,672 – 8,988 sq ft

 **Grant Mills Wood**
chartered surveyors

www.grantmillswood.com
020 7629 8501

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Description

The properties comprise warehouse / industrial accommodation of steel portal frame construction with clad elevations and a pitched roof. The height to the apex is 7.7 - 7.75m. Access to the properties is via a full-height electric roller shutter door or separate staff entrance.

The warehouse accommodation is arranged over the ground floor with ancillary office accommodation available on the first floor. Loading is via a full-height electric roller shutter loading door.

Location

The units are located on Gateway Trading Estate, on Hythe Road, in NW London. Access to Hythe Rd is from the A219 Scrubs Lane which provides a direct route to A40 (Westway) to the south. The A40 provides access to Central London to the east and the M40 and wider motorway network to the west.

The area is well served by public transport. Willesden Junction Station (Bakerloo Line and Overground services) is within walking distance of the property providing a regular service to central London.

Terms

New full repairing and insuring leases are available for a term by agreement at a rent of £26 per sq ft exclusive plus VAT (if payable). Subject to Contract.

Floor Areas (GIA)

	Sq ft	Sq m
Unit - 5	3,672	341.14
Unit - 9	5,316	493.87
Total	8,988	835.01

Rates

Interested parties are to make their own enquiries via The London Borough of Hammersmith and Fulham.

Legal Costs

Each party is to bear their own legal costs.

EPC

An EPC is available upon request.

Viewing

Viewings - strictly by appointment through agents Grant Mills Wood:-



David Theobald
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 07974 231 352



Jonathan Hay
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Fabian Stuart Smith
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**Business rates - Interested parties are advised to make their own enquires via the London Borough of Hammersmith and Fulham. Dec 2024.

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