



Plot 2A Link Park Heathrow

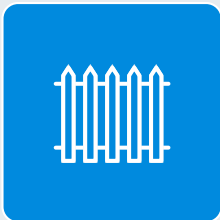
Thorney Mill Road, Heathrow, UB7 7EZ

Available to Let | 45,969 sq ft

LastMileFirst | mileway.com

Industrial Open Storage

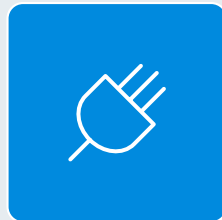
45,969 sq ft



Fully secured and fenced site



Class 1 IOS



Three-phase power



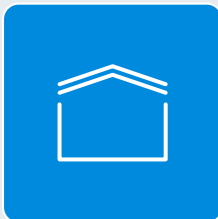
Mains water supply and drainage



15.3 m apex height



Concrete surface



Open sided building providing covered storage



Yard lighting and on site security



LED Lighting in building



6 m clear height

Description

Plot 2A is a Class 1 industrial open storage plot comprising a total area of 45,969 sq ft. The yard is gated and fenced, fully concreted and benefits from a 3-sided open face building, providing covered storage to half of the plot. The estate also features on site security stationed at the gated entrance.

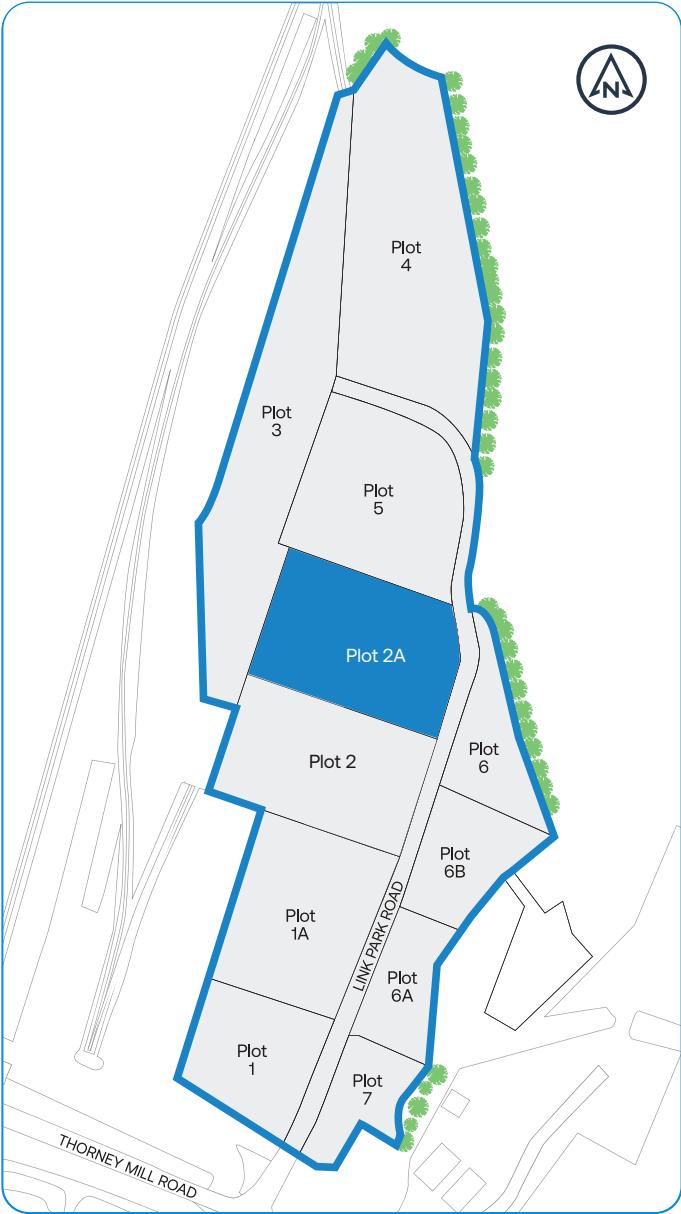
Link Park operates restricted hours of usage for the site between 6 am - 6 pm on Weekdays and 7am - 2pm on Weekends.

Site Plan

Plot 2A

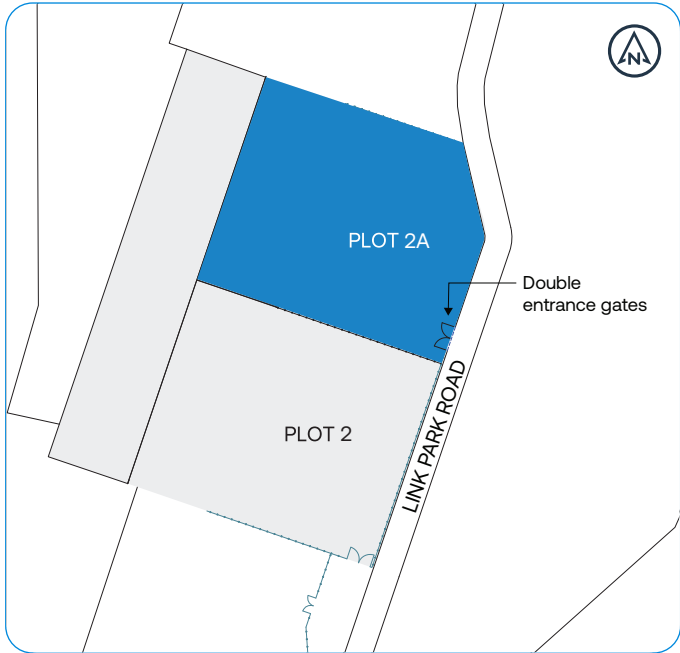
Accommodation

	sq ft (approx GEA)	sq m (approx GEA)	Acres	PCM
Plot 2A	45,969	4,245	1.05	£37,350

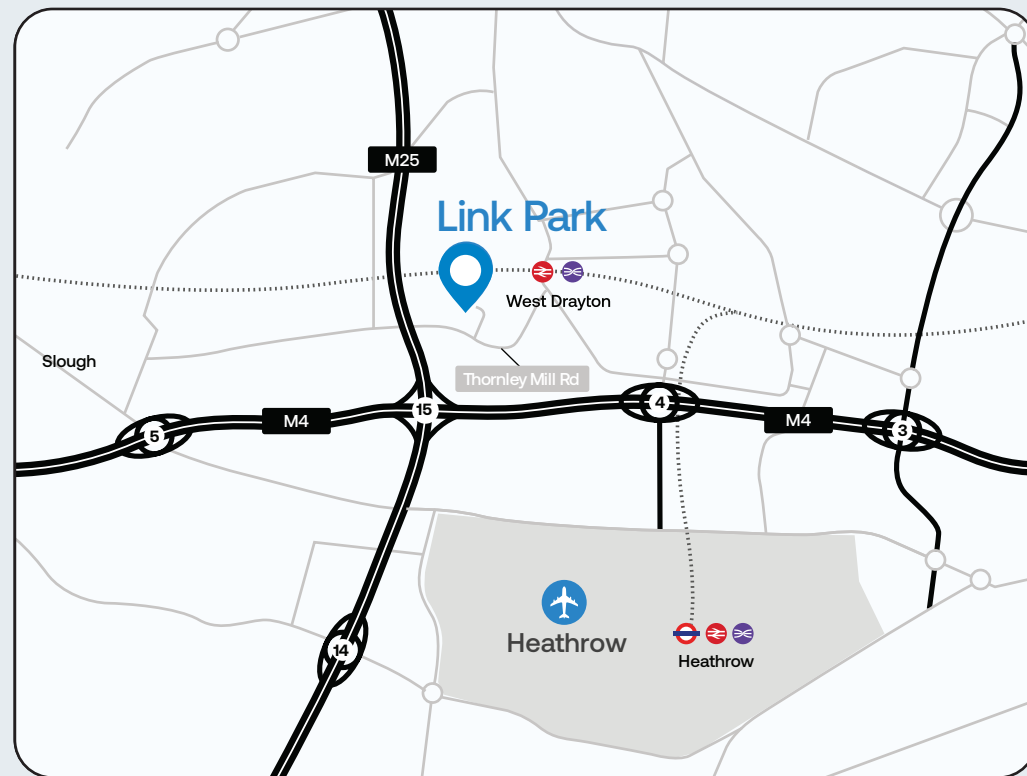


Site Plan

Plot 2A



Location



Link Park Heathrow is one of the premier established open storage estates in West London.

There is also strong rail connectivity with West Drayton and Iver train stations providing direct lines to Central London, Slough and Reading.



By Air

Located in the West Drayton area, Link Park is just north of Heathrow Airport, only 4.6 miles away. Additionally, the Cargo Terminal is just 7.6 miles away.



By Road

Situated on Thorney Mill Road, the estate is well located with excellent road access to the M4 (Junction 5 – 3.6 miles), M25 (junction 15 – 5.5 miles) and the M40 (Junction 1 – 5.5 miles).

Plot 2A

Link Park Heathrow

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Available To Let

45,969 sq ft

[Book a viewing](#)

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Further information:

Rent

Price on application.

VAT

Rent is subject to VAT.

EPC

Exempt.

Legal Costs

Each party to bear their own legal costs.

Open Storage Classification

To learn more about the classification system and what this means, please click [here](#)

Anti-Money Laundering Regulations

In order to discharge its legal obligations, including under applicable anti-money laundering regulations, the successful applicant will agree to provide certain information when Heads of Terms are agreed.

Terms

Plot 2A is available by way of a new full repairing and insuring lease.

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