

UNIT A2, BELL GREEN TRADE PARK SYDENHAM SYDENHAM SE26 4PR



Modern, terraced trade counter Unit in Bell Green Trade Park, Sydenham, available To Let.

INDUSTRIAL

TO LET

4,652 SQ FT

(432.18 SQ M)

- Well established trade park location
- Allocated parking spaces
- 6m Internal eaves height
- Electric roller shutter door
- CCTV, fire sensor and security alarm
- 3 Phase power
- Ancillary ground floor office

UNIT A2, BELL GREEN TRADE PARK, SYDENHAM, SYDENHAM, SE26 4PR

DESCRIPTION

Unit A2 provides an excellent opportunity for a company to locate to an established business environment on a vibrant trade park in Sydenham, South London. The Unit comprises a modern, terraced trade counter Unit of steel portal frame construction with brick and metal cladding facade. Access to the warehouse is available via an electric roller shutter loading door to the front.

Ancillary offices are situated on the ground floor level with a kitchenette and WCs facilities. The Unit benefits from a fire sensor system, CCTV and a security alarm system. Allocated car parking is available to the front of the building.

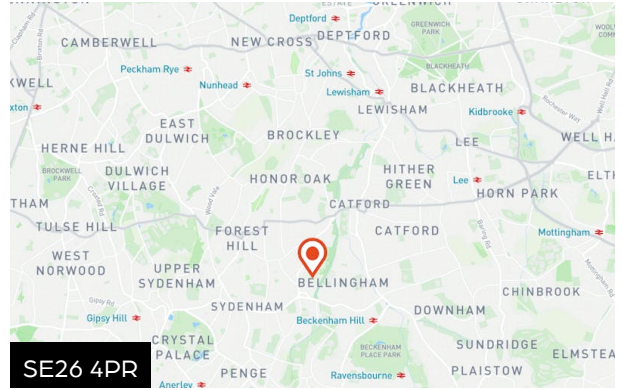
LOCATION

The Property is located in Bell Green Trade Park, Sydenham, an attractive area for industrial, trade counter and retail occupiers. Excellent transport communications serve the immediate area, with the London South Circular Road A205 and the A20, providing links across the whole of London and the wider UK motorway network. Lower Sydenham Station is 0.7 mile and Sydenham Station is 1.3 miles away. These stations provide fast and regular services into Central London and beyond. Connectivity is further enhanced by several bus routes serving the area.

Bell Green Park is home to a number of well established occupiers including Halfords, Aldi, B&Q, McDonald's, Curry's, Pets at Home and Next. The Retail Park is adjacent to the Trade City park, Anchored by occupiers such as Toolstation, Mercedes Benz and Plumb Centre.

VIEWINGS

Viewings are available by arrangement with either Luca Nardini or Cameron Aitchison.



VIEWING & FURTHER INFORMATION

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