



## PHILIP MARSH COLLINS DEUNG

CHARTERED SURVEYORS

COMPREHENSIVELY REFURBISHED



### INDUSTRIAL/WAREHOUSE UNIT TO LET/MAY SELL

10,292sf(957sm) GIA – Incl. Mezzanine

8 David Road, Poyle SL3 0DG

- Electric Roller Shutter Door (5m high).
- 3 Phase Electricity.
- Front Yard and Loading Area.
- 7m eaves height rising to 8.25m at the ridge.
- Secure Undercroft Parking/Storage Area.
- LED Lighting Throughout.

#### LOCATION

David Road is situated within the established Poyle Road Industrial Area, immediately to the west of Heathrow Airport and the M25, making the location popular with airport related businesses and freight forwarders.

J14 of the M25 is less than a mile away, J4B of the M4 3 miles, the Airport's Cargo Terminal approximately 3 miles, and central London 20 miles.

What3Words Location: [///remit.rests.fancy](#)

March 2026





## DESCRIPTION

The detached steel framed building has brick and block elevations, under a recovered lined roof with skylights. The ground floor reception area leads to the main space via a fulfillment/workshop area with wc facilities. A staircase also leads to the refurbished open plan office at the front of the building, and the mezzanine. Further male and female facilities, as well as a kitchen are available from the office.

There are 6 marked spaces as well as the large yard/loading area measuring 18.5m x 13m at the front of the building.

## ACCOMMODATION

<b>Ground Floor</b>	<b>– 7,161sf (665sm)</b>
<b>First Floor Office</b>	<b>– 1,123sf (105sm)</b>
<b>First Floor Mezzanine</b>	<b>– 2,008sf (187sm)</b>

## LEASE/SALE

The premises are available by way of a new lease, on terms to be agreed. Alternatively, the property may be available for sale.

## RENT/PRICE

£165,000pax plus VAT or offers in excess of £2m plus VAT will be considered for the freehold interest.

## EPC RATING – D(83)

## RATES

Rateable Value £118,000. For confirmation of the rates payable contact Slough Borough Council 01753 475111.

## VIEWING

Viewing strictly by appointment through the sole agents:

**PMCD** 01494 683644 – [www.pmcd.co.uk](http://www.pmcd.co.uk)



**NICK BALL**  
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**PHILIP MARSH  
COLLINS DEUNG**



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