

NORTH FELTHAM TRADING ESTATE

UNIT 650 RIVER GARDENS

**TO LET
TO BE REFURBISHED
AVAILABLE NOW
ADJACENT TO HEATHROW**

Warehouse / industrial unit in
a prime West London location

10,745 SQ FT (999 SQ M)



Prominently positioned just 3.6 miles
from Heathrow Cargo Terminal and
13.5 miles from Central London



Fast access to Central London via
direct links to the M3, M4 and M25



A highly diverse labour pool of over
7 million people within an hour's drive



In the hands of a landlord
with a reputation for outstanding
customer service



Shared Yard



Indicative Image





FOR MORE INFORMATION, PLEASE VISIT
SEGRO.COM/NFTE

Or, alternatively, please contact the joint agents:



Bridget Outtrim
020 3151 4284
Tom Marshall
020 3369 1892



DohertyBaines

David O'Donovan
020 3151 4342
Tom Hill
020 3369 1898



Frank De Souza
020 3151 4381
Paul Flannery
020 3369 1901

ACCOMMODATION

Warehouse	4,880 sq ft
Office	5,865 sq ft
Total	10,745 sq ft (999 sq m)

(All areas are approximate and measured on a Gross External basis)

SPECIFICATION

- 6m eaves height
- 3 phase power
- Two up and over loading doors
- Ground and first floor offices
- Allocated parking
- Shared secure yard

DISTANCES

Hatton Cross Underground Station	1.0 miles
M4 (Junction 3)	2.6 miles
Heathrow Cargo Centre	3.6 miles
M3 (Junction 1)	3.7 miles
M25 (Junction 14)	5.4 miles
M25 (Junction 15)	6.0 miles
M25 (Junction 13)	6.1 miles
Central London	13.5 miles

Source: Google maps

EXISTING OCCUPIERS

Maersk, FedEx, UPS and Uniserve

ABOUT SEGRO

SEGRO is a UK Real Estate Investment Trust (REIT), listed on the London Stock Exchange and Euronext Paris. The company owns, manages and develops modern warehousing, industrial property and data centres across the UK and seven other European countries, with a portfolio of 10.9 million square metres of space (117 million square feet) valued at £22.0 billion.

SEGRO's active approach to asset management and disciplined approach to capital allocation has created a portfolio of high-quality, sustainable buildings in some of Europe's largest cities and at key transport and digital infrastructure hubs.

For more information, visit [SEGRO.com](https://www.segro.com)

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