slough trading estate

# 689

Stirling Road,
SL1 4ST

## Available to let

Modern industrial warehouse/production unit
8,317 sq ft (772.68 sq m)






### Specification

- Refurbished
- 6m minimum clear eaves height
- 1 up-and-over loading door
- Secure shared yard
- WCs
- 18 car parking spaces
- 3-phase power supply
- Ground & first floor offices
- Tea point recess/facilities
- EPC B 38

### Areas

| | | |
|---|---|---|
| Ground floor | 6,260 sq ft | 581.6 sq m |
| First floor | 2,057 sq ft | 191.1 sq m |
| **Total** | **8,317 sq ft** | **772.7 sq m** |

SEGRO

# **689** Stirling Road, SL1 4ST

SEGRO




## Features

- Established and well-managed estate
- A large employment base providing access to the very best talent the region has to offer
- 24-hour award-winning CCTV and security team
- 24-hour on-site customer care
- 350+ estate occupiers

## Estate Amenities

- 11 Places to eat
- 1 High street bank
- Hotel accommodation
- Multiple fitness facilities
- Health centre
- Dedicated bus service



## Connections

| | BURNHAM STATION | M4 J6/J7 | SLOUGH STATION | MAIDENHEAD | M40 J2 | M25 J15 | HEATHROW AIRPORT | EALING BROADWAY | READING | CENTRAL LONDON |
|---|---|---|---|---|---|---|---|---|---|---|
| BY CAR DISTANCE (Miles) | 1 | 2 | 2 | 5 | 6 | 8 | 11 | 19 | 20 | 23 |

| BY TRAIN* TRAVEL TIME (Minutes) | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| | 4 | BURNHAM STATION | 11 | MAIDENHEAD | 20 | READING | | EALING BROADWAY | 22 | LONDON PADDINGTON | 23 |

| ELIZABETH LINE TRAVEL TIME (Minutes) | | | | | | | | |
|---|---|---|---|---|---|---|---|---|
| 25 | 35 | 40 | 43 | 46 | 49 | 56 | 64 |
| EALING BROADWAY | HEATHROW T2+3 | LONDON PADDINGTON | TOTTENHAM COURT ROAD | FARRINGDON | LIVERPOOL STREET | WEST INDIA QUAY | STRATFORD |

*from Slough Rail Station

For more information please visit **STE.SEGRO.com** or contact our joint agents:

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UK GRE BUILDING COUNCIL Founding Member

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