UNIT TYPE Warehouse TOTAL AREA 4,800 Sq Ft / 446 Sq M

**RENT** £6,588.00 PCM + VAT

A 4,800 sq.ft industrial unit in Hackbridge, South London.







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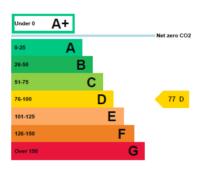
RENT £6,588.00 PCM + VAT

Prices shown are exclusive of VAT and business rates. Service charge and insurance costs may also apply.

## **UNIT FEATURES & AMENITIES**

- 3 Phase Power
- Energy Efficient Lighting
- Kitchenette
- Roller Shutter
- WC

## **EPC RATING**



# MORDEN MITCHAM SUTTON BUSINESS PARK CROYDON A232 WALLINGTON PURLEY A217 A221 A232 WALLINGTON A232 WEST WICKHAM ADDINGTON PURLEY A221 A222 CHIPSTEAD A223 WHYTELEAFE

# **DESCRIPTION**

Unit 2 Sutton Business Park is a 4,800 sq.ft newly refurbished industrial unit in Hackbridge, South London, just to the west of Croydon and northeast of Sutton. The unit benefits from 4 roller shutters, kitchenette & WC facilities, onside parking and LED lighting.

The estate contains industrial units at ground and upper floor levels ranging in size from 100 sq.ft to 11,500 sq.ft and benefits from of 24 hour security, CCTV and an on-site management and facilities team.

## **LOCATION**

Located less than 10 miles from Charing Cross, Sutton Business Park benefits from excellent access into central London and the M23/M25 motorways.