

Unit C10

Leyton Industrial Village, Leyton

E10 7QP

UNIT TYPE Warehouse
TOTAL AREA 980 Sq Ft / 91 Sq M

RENT £2,694.00 PCM + VAT

Warehouse unit in Leyton with CCTV, parking, 3 Phase Power and walking distance to Lea Bridge National Rail Station.



UNIT TYPE Warehouse
TOTAL AREA 980 Sq Ft / 91 Sq M

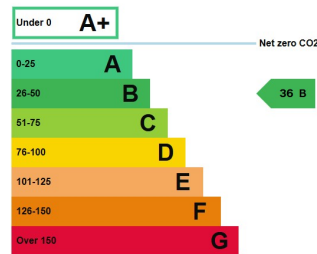
RENT £2,694.00 PCM + VAT

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

UNIT FEATURES & AMENITIES

- 3 Phase Power
- CCTV
- Kitchenette
- Parking
- Roller Shutter
- Sink
- WC

EPC RATING



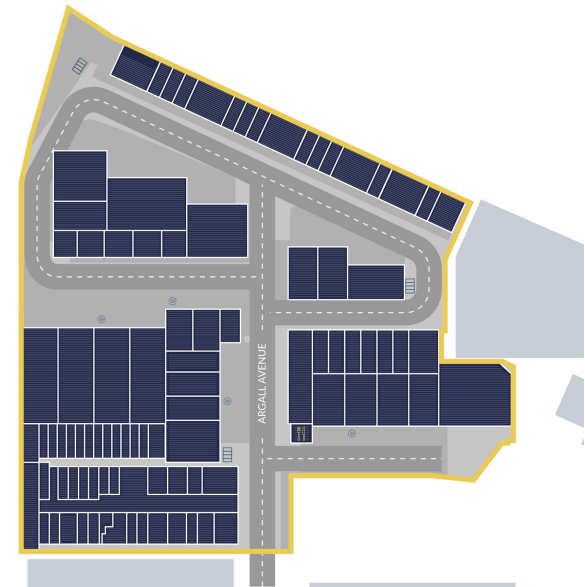
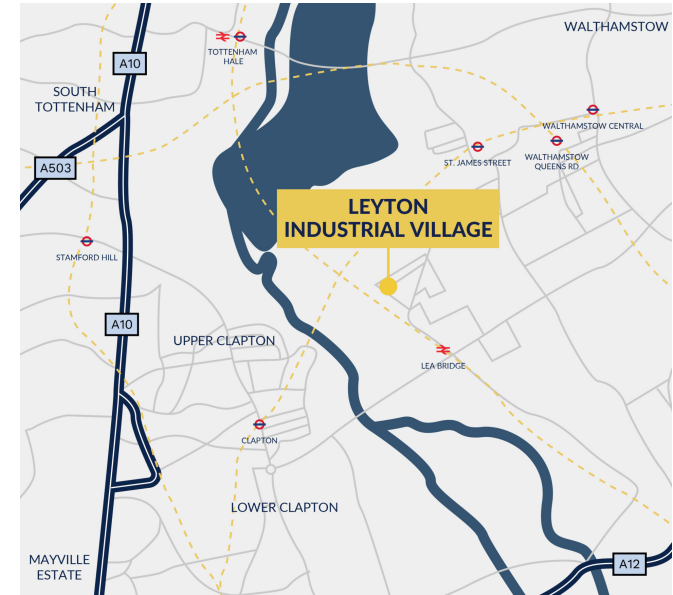
DESCRIPTION

Unit C10 consists of a combined space of total 980 sq.ft including both the ground floor warehouse space and the mezzanine space with lots of ceiling height beneath it. The unit has a large shutter door and loading area as well as parking on the front of the property. Other benefits include 3 Phase Power, CCTV and a kitchenette, sink and WC on site.

Offering a wide variety of flexible space, the estate also benefits from 24-hour access, good vehicle circulation and an automated gate with access codes and a cafe. Lea Bridge National rail station is a short walk away, offering access to Stratford and Tottenham Hale stations which are approximately 5 minutes away.

LOCATION

With the A12 and A406 less than 10 minutes away and national rail services from Lea Bridge station, Leyton Industrial Village boasts excellent public transport links. Lea Bridge National rail station is a short walk away, offering access to Stratford and Tottenham Hale stations which are approximately 5 minutes away.



Jon Dedekind
+44 (0) 20 7016 1535
jdedekind@capitalindustrial.co.uk

Capital Industrial prepares sales and letting particulars diligently and all reasonable steps are taken to ensure that they are correct. Capital Industrial will not be under any liability to any purchaser or tenant or prospective purchaser or tenant in respect of them. If a property is unoccupied, Capital Industrial may not have all the information required by a prospective purchaser or tenant in its possession, may not be able to obtain it and may not be able to verify all the information which it does hold. The mention of appliances and/or services or heating/cooling system or any other plant or fenestration systems in this description does not imply that they are in working order. Prospective purchasers should make their own investigations before finalising any agreement to purchase or lease. Note: Any maps or plans included in this document are obtained from Promap under our Ordnance Survey Business Use Copyright licence ES 100017692 or are Goad Digital Plans including mapping data licensed from Ordnance Survey Crown Copyright 2007 under licence number PU 100017316