

29
SHIELD
DRIVE



FULLY REFURBISHED / WORKSHOP, OFFICE SPACE, STORAGE UNIT OR CATERING

TO LET **694 sq ft** (64.5 sq m)

WEST CROSS
INDUSTRIAL PARK

LOCATION

West Cross Industrial Park is a multi-let, secure, well managed estate offering occupiers the opportunity to locate within a thriving business community fronting the A4 Great West Road, midway between Central London and Heathrow.



BRENTFORD

Brentford is located approximately eight miles west of London and one mile west of the ever-popular Chiswick. West Cross Industrial Park directly fronts the A4 and is 0.5 miles from Junction 2 of the M4. The industrial park also provides easy access to public transport via Syon Lane station (national rail) 0.3 miles to the south as well as Boston Manor and Osterley stations (Piccadilly line) which are 1.4 miles away.



M4 J2
0.5 MILES



NORTH CIRCULAR
1.8 MILES



HEATHROW AIRPORT
4 MILES



SYON LANE STATION
0.4 MILES / 10 MIN WALK



CENTRAL LONDON
8 MILES



BOSTON MANOR & OSTERLEY STATIONS
1.4 MILES

29 SHIELD DRIVE

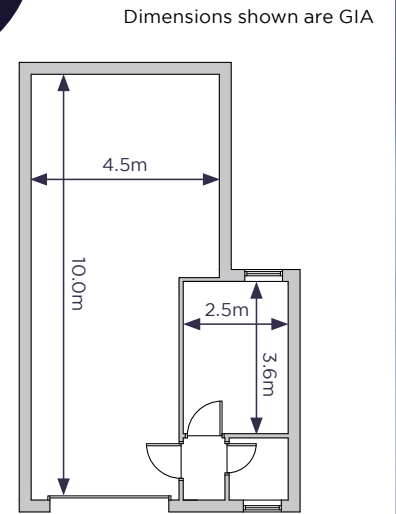
694 sq ft unit suitable for workshop, office space, storage or catering.

FULLY REFURBISHED

- New Langley Felt Warm Roof System
- New Doors and Windows
- Redecorated throughout
- New Mechanically-Operated Roller Shutter Door
- New Lighting
- New Power Supply
- New WC Facilities
- 2 Car Parking Spaces

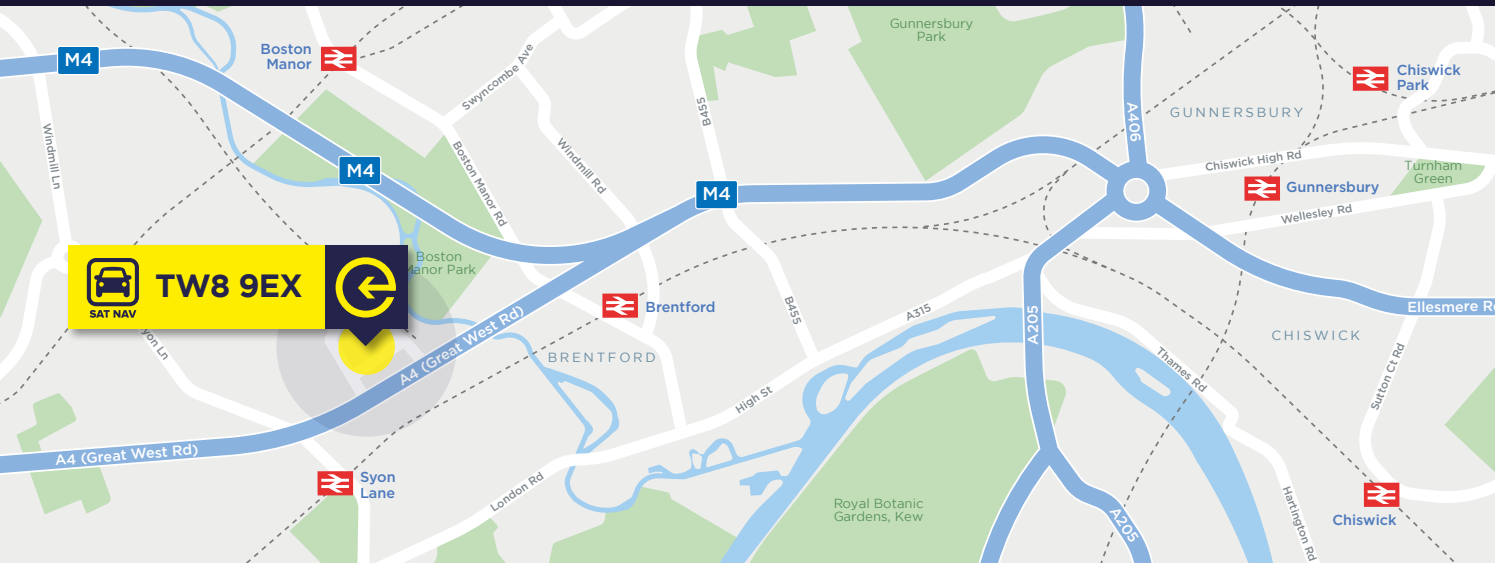


SECURE LOCATION
24/7 ESTATE SECURITY



ACCOMMODATION (APPROX. GEA)
694 sq ft (64.5 sq m)





LEASE
29 Shield Drive is available on a new full repairing and insuring lease on terms to be agreed.
Rent on application.

EPC C - 75.



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