

UNIT 13 VISION

KENDAL AVENUE • ACTON • W3 0AF

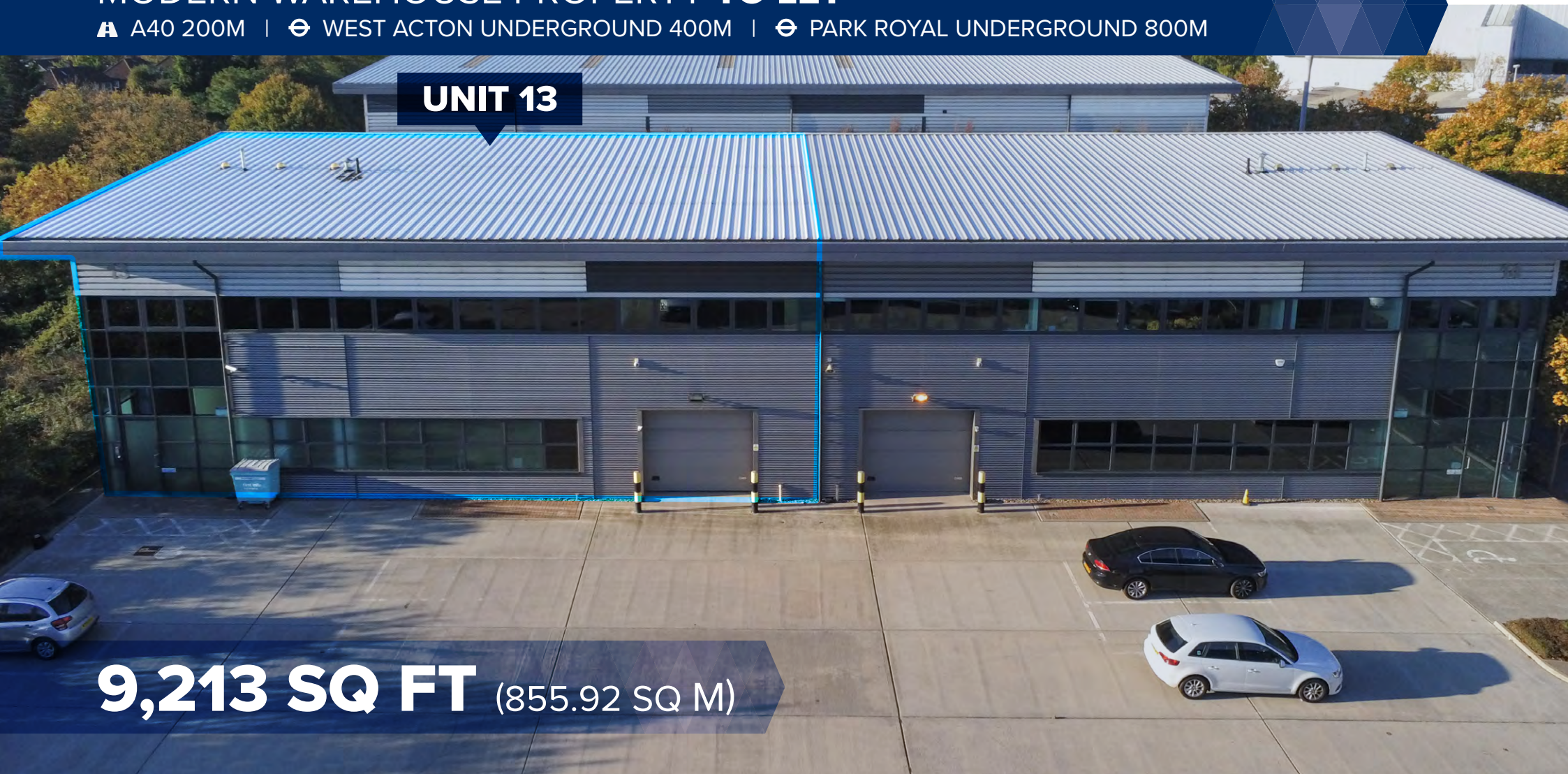
PRIME
WEST LONDON
LOCATION

MODERN WAREHOUSE PROPERTY **TO LET**

A40 200M | WEST ACTON UNDERGROUND 400M | PARK ROYAL UNDERGROUND 800M

UNIT 13

9,213 SQ FT (855.92 SQ M)



LOCATION

Vision is situated off the A40 Western Avenue between the Gypsy Corner and Hanger Lane interchanges. Access to Vision is via Kendal Avenue or Alliance Road. Kendal Avenue is in a prime location within an industrial area with prominent local occupiers including Diageo, Black Island Studios, Royal Mail, Jaguar Land Rover and Nissan.

A40	200 metres
West Acton Underground	400 metres
Park Royal Underground	800 metres
M1 (J1)	5.0 miles
Central London	7.0 miles
M25 (J16)	10.0 miles

DESCRIPTION

Unit 13 is an industrial/warehouse property of steel portal frame construction, which has been fully refurbished throughout. Offices are at first floor level. Externally there is a shared yard and allocated car parking.

ACCOMMODATION

The unit comprises of the following:

Warehouse	6,731 sq ft	(625.33 sq m)
First Floor Office	2,482 sq ft	(230.59 sq m)
Total	9,213 sq ft	(855.92 sq m)

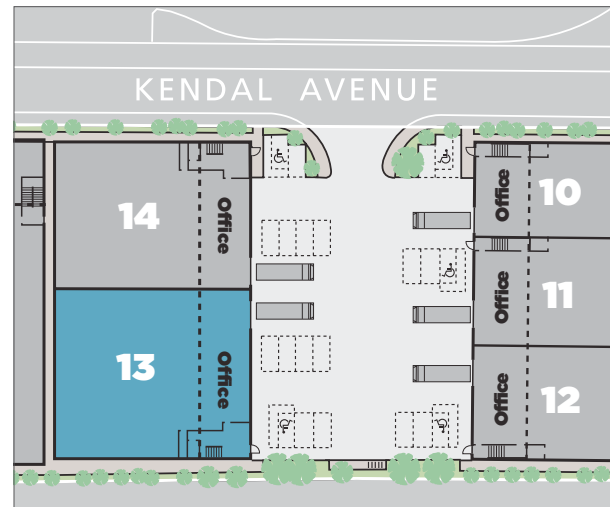
EPC

Available on request.

TERMS

The property is available by way of a new Full Repairing and Insuring lease for a term and rent to be agreed.

Misrepresentation: DTRE for themselves and for the vendors, whose agents they are, give notice that these particulars are set out as a general guide only and do not constitute any part of any offer or contract. All descriptions, dimensions, reference to condition and the necessary permissions for use and occupation and other details are given in good faith and are believed to be correct but interested parties should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. No person in the employment of DTRE has any authority to make or give any representation or warranty whatever in relation to this property. 03/20



VIEWING

For further information or to arrange an inspection please contact the joint sole agents:

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UNIT 13 VISION



**MINIMUM CLEAR
HEIGHT OF 7.5M**



**FLOOR LOADING
30 KN/SQ M**



**1 SURFACE LEVEL
LOADING DOORS**



**ON SITE
CAR PARKING**



**POTENTIAL TO
SECURE YARD**