



## 28 - 40 Hythe Road

London, NW10 6RS

### Secure open storage compounds situated on Hythe Road, White City

**20,500 to 94,676 sq ft**

(1,904.51 to 8,795.69 sq m)

- Concrete hard-surfaced throughout
- 24 hour access
- Electricity and water supply
- Covered storage available
- Harlesden Underground Station (1.4 miles)
- Willesden Junction Rail Station (1.0 miles)
- A40 North Circular (0.6 miles)

# 28 - 40 Hythe Road, London, NW10 6RS

## Summary

<b>Available Size</b>	20,500 to 94,676 sq ft
<b>Business Rates</b>	N/A
<b>VAT</b>	To be confirmed
<b>Legal Fees</b>	Each party to bear their own costs
<b>EPC Rating</b>	Upon enquiry

## Description

The site comprises of three secure open storage yards each with electricity and water supply. The premises are fully enclosed with perimeter fencing approximately 3.05 metres high, equipped with floodlights, and offers 24/7 access.

Compound 2 offers a covered storage of approximately 21,820 sqft. Each compound will have separate gated access.

## Location

The compound is situated on Hythe Road in White City, within the London Borough of Brent. It benefits from excellent access to the A40 (North Circular), just 0.6 miles away, providing convenient links to the motorway network. Willesden Junction Station, located 0.7 miles from the site, is served by both the London Overground and Bakerloo lines. Harlesden Station, 1.1 miles away, offers services on the London Overground's North London Line and Watford DC Line, as well as the Bakerloo line. Additionally, the area is well-served by numerous bus routes.

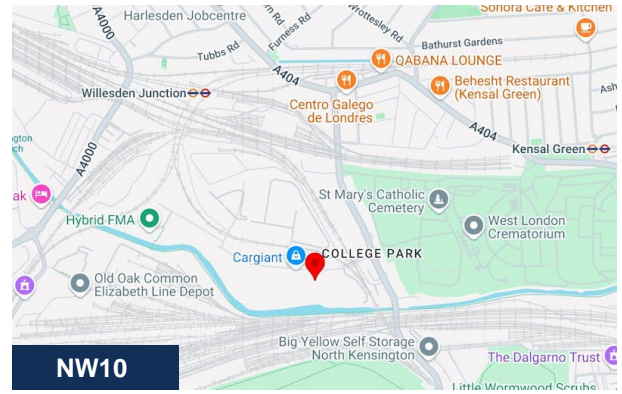
## Accommodation

The accommodation comprises the following areas:

Name	Building Type	sq ft	sq m	Availability
Unit - Compound 1	Open Storage	22,820	2,120.05	Available
Unit - Compound 2	Open Storage	51,356	4,771.13	Available
Unit - Compound 3	Open Storage	20,500	1,904.51	Available
<b>Total</b>		<b>94,676</b>	<b>8,795.69</b>	

## Terms

The compounds are available to let for a term by arrangement.



## Viewing & Further Information



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