



## Land on the West side of Scrubs Lane

White City, London, NW10 6RF

**Open storage site available  
in White City located just 1.9  
miles from A40 Western  
Avenue**

**32,837 sq ft**  
(3,050.66 sq m)

- 0.81 Acre Site
- Concrete hard-surfaced throughout
- 24 hour access
- Willesden Junction Rail Station (1.0 miles)
- Kensal Green Underground Station (1.0 miles)
- Harlesden Underground Station (1.4 miles)



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## Summary

Available Size	32,837 sq ft
Rent	Rent on application
Business Rates	N/A
VAT	To be confirmed
Legal Fees	Each party to bear their own costs
EPC Rating	Upon enquiry

## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Outdoor	32,837	3,050.66	Available
<b>Total</b>	<b>32,837</b>	<b>3,050.66</b>	

## Description

The site comprises an open storage yard totaling 35,523 sqft. The site is fully enclosed and benefits from metal perimeter fencing, floodlights, and features a boom barrier at the entrance. 24 / 7 Access.

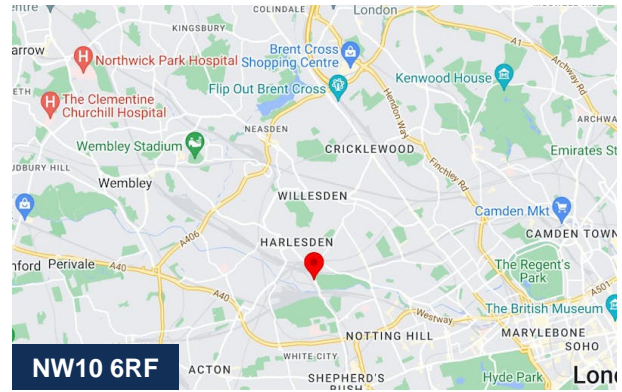
## Location

The site is located on Scrubs Lane located in the London Borough of Hammersmith and Fulham being 7 miles from Central London.

Willesden Junction Rail Station is 1.0 mile from the property & Harlesden Underground Station (1.4 miles) which are all served by the Bakerloo Line and London Overground providing connections into Central London. The A40 Western Avenue is located 1 mile to the south of Scrubs Lane providing easy access to the M40 Motorway. The M1 Motorway is accessible via the A406 (North Circular) which is located 1.5 miles from the site. There are also numerous bus routes servicing the area.

## Terms

The site is available on a new lease for a term to be arranged.



## Viewing & Further Information



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