



Unit 1B

Chantry Place, Headstone Lane, Harrow, HA3 6NY

**New Build, Self Contained
Industrial Unit in a Secure
Gated Estate.**

5,117 sq ft
(475.38 sq m)

- EPC rating A
- 24/7 CCTV & police alarm call out
- Photovoltaic system
- 2x 25ft electric roller shutter
- Electric charging points
- Allocated parking

Unit 1B, Chantry Place, Headstone Lane, Harrow, HA3 6NY

Summary

Available Size	5,117 sq ft
Rent	£74,995 per annum
Business Rates	Upon Enquiry
VAT	To be confirmed
Legal Fees	Each party to bear their own costs
EPC Rating	A

Description

The premises consists of a warehouse unit totaling 5,117 sqft. The unit offers an open-plan layout, including a fitted kitchen, toilet facilities, office space, and a 25ft roller shutter. Additionally, the mezzanine level has the benefit of a gated void area adjacent to the roller shutters facilitating convenient loading and unloading.

The estate offers allocated parking spaces with 4 vehicle charging points in a designated parking area of 3,300 sqft. The compound is secured with external and internal cameras, gated access, and each unit is equipped with its own intercom system. Additionally, the roof of the building is covered with 282 solar panels.

Location

The building is located to the west of Headstone Lane on Chantry Place Industrial Estate, Harrow and access is off Headstone Lane via Chantry Place Estate Road. The site is located 1 mile to the north of Harrow town center & 2 miles to Harrow & Wealdstone. Headstone Lane Train Station is 0.4 miles from the property and provides access into central London via Euston Station (approx. 34 minutes).

Accommodation

The accommodation comprises the following areas:

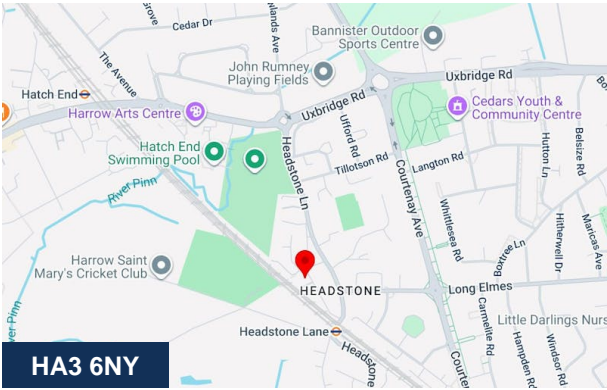
Name	sq ft	sq m	Availability
Ground - Unit B	5,117	475.38	Available
Total	5,117	475.38	

Terms

The premises are available by way of a new lease for a term by arrangement.

Video

● - <https://vimeo.com/1008396777?share=copy>



Viewing & Further Information



George Moriarty
020 8429 9003 | 07522 700 507
george@davidcharles.co.uk



Finlay Milnes
020 8429 9009 | 07522 700 508
finlay@davidcharles.co.uk

The above information contained within this email is sent subject to contract. These particulars are for general information only and do not constitute any part of an offer or contract. All statements contained therein are made without responsibility on the part of the vendors or lessors and are not to be relied upon as statement or representation of fact. Intending purchasers or lessees must satisfy themselves, by inspection, or otherwise, as to the correctness of each of the statements of dimensions contained in these particulars. Generated on 19/11/2025

