



Unit 7 Plane Tree Crescent
Feltham, TW13 7DU

**Prominently Positioned Detached
Warehouse with Large Secure
Yard on 0.95 Acre Site To Let**

15,669 sq ft

(1,455.70 sq m)

- Eaves Height 5.5m > 7.5m
- 1 x Loading Door 3.8m (W) x 5.4m (H)
- Self Contained Warehouse Facility
- 8,000 sq ft Secure Yard
- In Close Proximity to Feltham Town Centre, M3, M4 and Heathrow Airport

Unit 7 Plane Tree Crescent, Feltham, TW13 7DU

Summary

Available Size	15,669 sq ft
EPC Rating	D (80)

Description

Standalone warehouse unit with large HGV friendly self contained yard in sought after location south of Heathrow Airport.

Location

Forming part of a well established industrial area to the south of Feltham Town Centre, Plane Tree Crescent is situated in between Feltham Corporate Centre and Felthambrook Way / Forest Road. The location is home to a number of occupiers including DPD, Honeywell, The Jewellery Channel, World Courier, FBFX, Quest Freight and Ligentia Air.

Unit 7 is prominently positioned overlooking a busy roundabout on Poplar Way. The A312, M3, M4, M25 and Heathrow Airport are all within a 15 minute drive.

Feltham Town Centre and Leisure West with an array of amenities are within walking distance, and Tesco Superstore & Petrol Station is also located nearby.

Feltham Railway and Bus Station is also located 1 mile away.

Accommodation

Comprising the following Gross External GEA Floor Areas:

Name	sq ft	sq m
Ground	12,789	1,188.14
1st	2,880	267.56
Total	15,669	1,455.70

Specification

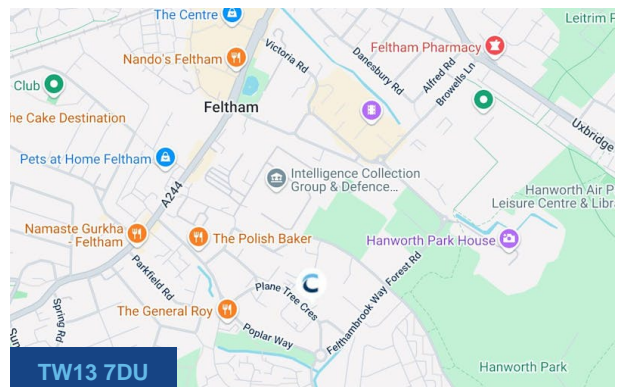
- Detached Self Contained Unit
- Eaves Height 5.5m > 7.5m
- 1 x Loading Door 3.8m (W) x 5.4m (H)
- Self Contained Warehouse Facility
- Clearspan Warehouse Space
- Warehouse Lighting
- Purpose Built First Floor Offices
- Ground Floor Reception
- Kitchenette, WC & Shower Facilities
- Secure gated and fenced site on 0.95 Acres
- Large HGV Friendly Yard 8,000 sq ft Approx
- Prominently Positioned
- In Close Proximity to Feltham Town Centre, M3, M4 and Heathrow Airport

Terms

Available by way of a new FRI full repairing and insuring lease on terms to be agreed.

Viewings

Strictly via the sole agents COGENT REAL ESTATE



Viewing & Further Information



Tom Lowther

020 3369 4000 | 07939 836117
tl@cogentre.co.uk



David Peck

0203 369 4000 | 07976 423 611
dp@cogentre.co.uk