

**FINAL UNIT
AVAILABLE**



NORBURY TRADING ESTATE

4,311 SQ FT OF FULLY REFURBISHED INDUSTRIAL SPACE



Prime SW London
Location



Dense
Surrounding
Residential Area



Fully Refurbished
Estate



Convenient
Loading Facilities



Ample Yard &
Parking Facilities



Secure Site

NORBURY TRADING ESTATE, CRAIGNISH AVENUE, NORBURY, LONDON, SW16 4RW

DESCRIPTION

Norbury Trading Estate benefits from an extensive frontage along Craignish Avenue, SW16 and will soon be fully refurbished to the following high specification:

- Brand New Roof
- New Roller Shutter Doors
- New Site Entrance & External Areas
- New Entrance Doors
- Upgraded WC & Welfare Facilities
- LED Lighting Throughout



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| UNIT 1 | sq m | sq ft |
|--------------|--------------|--------------|
| Ground Floor | 359 | 3,864 |
| First Floor | 41.5 | 447 |
| Total | 400.5 | 4,311 |



For further information please contact:



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07506 441 644



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07788 394 341



EPC

Available upon request.

TERMS

A full repairing and insuring lease to be agreed with the landlord. Rent available upon request.

RATES

The units are currently assessed as warehouse and premises with a rateable value to be reassessed shortly. Interested parties are advised to contact London Borough of Croydon regarding exact rates payable.

For further information
please contact:

LONDONMETRIC
PROPERTY PLC

 **LEVY**
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