

# Plots A, B & C Morden Wharf, Tunnel Avenue, Greenwich SE10 0PA



Open Storage Opportunity between 0.4 - 4.7 acres in Greenwich

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## Location

Morden Wharf's strategic location in North Greenwich, just off the A102, ensures efficient road connectivity, further enhanced by its proximity to the Blackwall Tunnel. This prime location grants Morden Wharf excellent transport links, enabling quick and convenient access to major road networks. The site is conveniently positioned 3 miles from Canary Wharf and 8 miles from the City of London, making it an attractive proposition for businesses seeking access to these key areas of London. Additionally, the A205, located 3 miles away, extends the site's accessibility to various parts of South London, while its proximity to the M25, via the A2 & the A20 just 18 miles away, facilitates easy access to the wider UK motorway network.

## Description

Morden Wharf offers an exceptionally versatile open storage facility that caters to a wide array of needs. Featuring three separate plots, each plot provides secure open storage space with reinforced hardcore surfaces, access to water and electricity supply, and the flexibility to accommodate various uses including but not limited to vehicle storage, construction and contracting firms, manufacturers, transportation and logistics companies.

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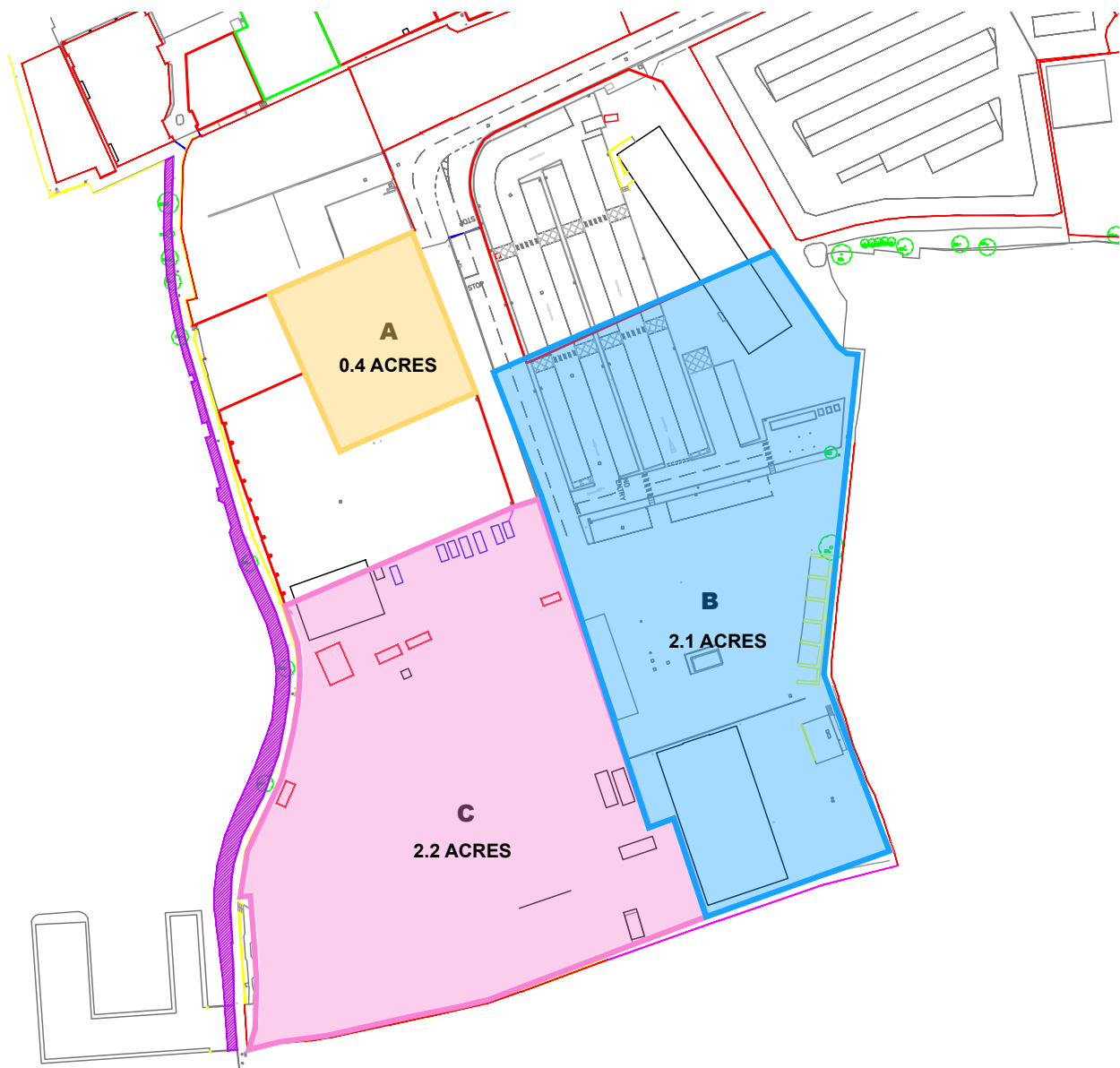
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## Site Plans

Not to scale, indicative only



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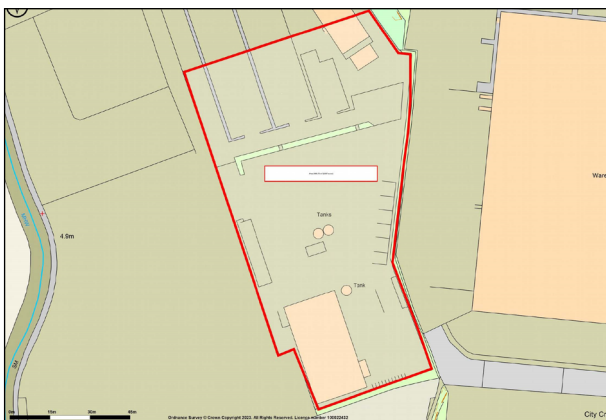
## Plot A - Accommodation (GIA)

Description	sq ft	acres
Plot A	17,699	0.4
<b>Total</b>	<b>17,699</b>	<b>0.4</b>



## Plot B - Accommodation (GIA)

Description	sq ft	acres
Plot B	93,338	2.1
<b>Total</b>	<b>93,338</b>	<b>2.1</b>



## Plot C - Accommodation (GIA)

Description	sq ft	acres
Plot C	97,161	2.2
<b>Total</b>	<b>97,161</b>	<b>2.2</b>



## Accommodation

The existing accommodation provides between 0.4 - 4.7 acres of hardcore and tarmac surfacing.

Plot A is to be let as a whole, with the existing area equating to 0.4 acres. The plot currently has hardcore surfacing and palisade fencing creating a secure yard area for incoming tenants, with water and sewage access provided.

Plots B & C can be apportioned appropriately to suit requirements of potential occupiers with lot sizes to be agreed between Landlord and Tenant. Plot B currently consists of palisade fencing and a tarmacked yard area with electricity, water and sewage services on site. Plot B equates to 2.1 acres. Plot C currently has palisade fencing with hardcore surfacing, the plot currently has access to water and sewage services. Plot C equates to 2.2 acres.

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### Rent

Quoting rent for each plot is upon application.

### Terms

The premises are available on a new full repairing and insuring lease for a term of two years.

### Planning

Interested parties to make their own enquires with the local council, London Borough of Ealing.

### Rates

Interested parties are recommended to confirm the above with the ratings department at Greenwich Council.

### EPC

Not applicable.

### Legal Costs

Each party are to bear their own legal costs incurred in this transaction.

### Further Information

Viewing is strictly by appointment only, through sole agents Levy Real Estate:

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