

DB CARGO, OPEN STORAGE AND REDEVELOPMENT OPPORTUNITY

400 Edgware Road, NW2 6ND



Key Highlights

- 1.20 Acres
- Available Immediately
- Within a fully secure rail freight terminal
- Open/partly covered storage
- Available on flexible lease terms
- Secure gatehouse
- Within 10 miles from City of London
- Rail freight opportunities available

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Description

The site comprises a circa 22,300 sq ft partly covered warehouse situated on a 1.2 acre open storage site. The site is fully secure with electric gates and a managed gatehouse. The plot is situated within DB Cargo's Rail Freight Terminal which includes weighbridge / wheel wash, visitor car parking and cycle shelter. The DB Cargo Freight Terminal is one of the newest in the country with incredible high end security and sustainability credentials.

The site is ideally suited for open storage however redevelopment is possible subject to planning. There are multiple freight movements per day with rail freight opportunities available too.

The plot currently has a compacted, crushed concrete base which can be upgraded to a fully poured yard.

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Location

The site is situated within the tightly held location of Cricklewood, one of the premier industrial & logistics locations in London, approximately 8 miles from London City and approx. 15 mile from London Heathrow Airport. The site is surrounded by major occupiers including Access Self Storage, LIDL and Cricklewood Bus Garage.

The site is accessed from Edgware Road (A5) which is situated approximately 0.7 miles from the A406 and M1 Interchange.

Surrounding public transport links include Kilburn, Willesden and Golders Green underground stations, Cricklewood & Hendon Overground stations and bus routes 266, 16, 32 and 316.

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Viewings

Viewings can be arranged via the sole agents, on the details below.

Business Rates

N/A

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