

**36 Hampton Road West
Hanworth
TW13 6AY**



Storage Land

To Let

2,852 sq. ft (265.00 sq. m) approx.

020 8332 7788

Suite A, 1 Hill Rise, Richmond, TW10 6UQ

www.michaelrogers.co.uk

Location

The land is located on Hampton Road West within a short distance of Twickenham Road, (the A316) giving access to the M3 and the general motorway network. Feltham and Hounslow are a short distance.

Description

The land is rectangular in shape, fenced and accessed by gates to the front.

Prominent Location.

Excellent transport.



Terms

By way of a new lease on terms to be agreed.

Rent

£36,000 per annum exclusive

Anti Money Laundering

Michael Rogers LLP is regulated by the RICS and by HMRC in relation to its agency services and as a result is obliged to undertake anti money laundering checks on all parties proceeding with property transactions. We cannot proceed with any relevant property transactions without these checks having been satisfactorily completed and you will be asked to provide information to satisfy such checks.

Michael Rogers LLP

Tel: 020 8332 7788

Harry Deacon-Jackson

harry.dj@michaelrogers.co.uk

Niall Christian:

niall.Christian@michaelrogers.co.uk

Subject to Contract May 2023

The accuracy of any description, references to condition, necessary permissions for use and occupation and other details contained herein is not guaranteed and is for general guidance only and prospective purchasers or tenants must not rely on them as statements of fact or representations and must satisfy themselves as to their accuracy. Neither Michael Rogers LLP, nor any of its employees or representatives has any authority to make or give any representation or warranty or enter into any contract whatsoever in relation to the property. Rents quoted in these particulars may be subject to VAT in addition. The reference to any mechanical or electrical equipment or other facilities at the property shall not constitute a representation (unless otherwise stated) as to its state or condition or that it is capable of fulfilling its intended function. Prospective tenants/purchasers should satisfy themselves as to the fitness of such equipment for their requirements.

Michael Rogers LLP is a Limited Liability Partnership registered in England (Number OC344608). Registered Office: Chapter House, 33 London Road, Reigate, Surrey, RH2 9HZ

Regulated by RICS