



STRETTONS

EST 1931



TO LET

**12 Walthamstow
Business Centre,
Clifford Road,**

Walthamstow, E17 4SX

1,250 sq ft / 116 sq m

Modern industrial warehouse



Industrial To Let

strettons.co.uk

Description

A modern industrial warehouse premises offering open plan accommodation with a kitchenette and office/reception space. The property is accessed through one personnel door and a vehicle shutter. There is parking available immediately in front of the unit. The unit is suitable for storage and general industrial uses.

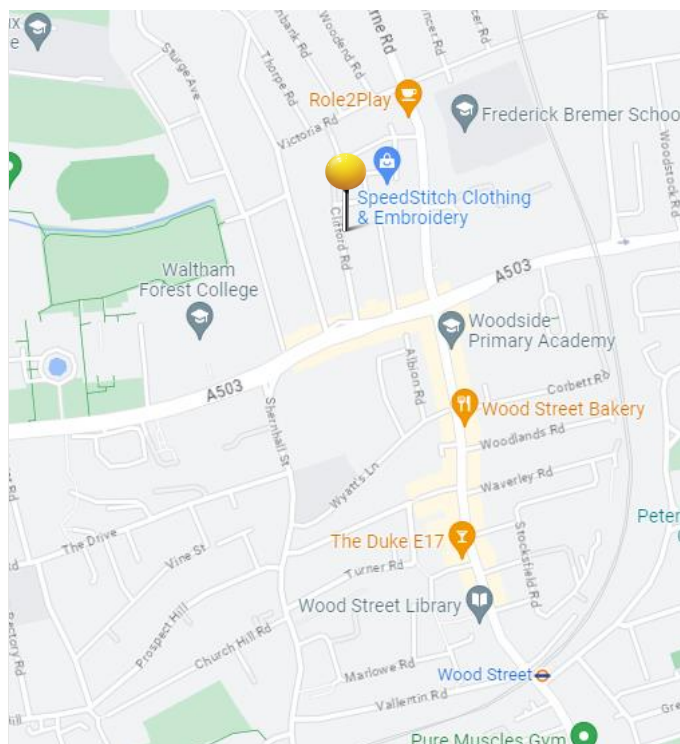
- Well maintained modern industrial estate
- Gas
- Parking
- Good access to the A406 north circular
- Loading

Location

The unit forms part of a modern estate just to the north of Forest Road (A503). Forest Road links with the A406 North Circular Road at the Waterworks roundabout (approx 1 km from the property). The A406 leads east to junction with the M11 and the A13. Heading west Forest Road is a main route through to the City and West End. A number of retail and catering facilities are within easy walking distance of the estate and numerous bus services run along nearby Forest Road, Fulbourne Road and Wood Street. There is also a network rail station at Wood Street.

Accommodation

	Sq ft	Sq m
Ground floor	1,250	116



Business Rates RV - £18,000

EPC TBC

Quote Rent £2,500 pcm

Contacts

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Further Information [View on Website](#)

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