



**STIRLING
ACKROYD**

FOR SALE

**Unit 15A & 15B,
Wintersells Road,
Byfleet, KT14 7LF**

1,560 to 3,178 sq ft

**Two single storey
industrial/warehouse
units with mezzanine
floors and
loading/parking facilities
available together or
separately**



VIDEO TOUR

stirlingackroyd.com



Description

Two single storey industrial/warehouse units with mezzanine floors and loading/parking facilities, available together or separately.

Ideal Freehold opportunity for owner occupiers and commercial investors.

Location

The units are located on Wintersells Road, access to which is off Oyster Lane (A318). The M25 motorway (Junction 11) is situated within four miles and London Road (A3) is approximately three miles to the east via Byfleet Road (A245).

Byfleet & New Haw Railway Station is within walking distance of the units and provides services to London Waterloo with a journey time of approximately 35 minutes.

Key points

- Unit 15A - total space - 1,618 square feet
- Electric roller shutter, Three Phase electricity and gas supply
- Lighting and power points
- Mezzanine floors and WC facilities
- Unit 15B - total space - 1,560 square feet
- Gated and secure yard plus six car parking spaces
- Rare Freehold opportunity
- Easy access to the M25 and A3





Accommodation

Name	sq ft	sq m
Ground - Unit 15A	991	92.07
Mezzanine - Unit 15A	627	58.25
Ground - Unit 15B	991	92.07
Mezzanine - Unit 15B	569	52.86

Viewing & Further Information



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Rents, Rates & Charges

Price	£300,000.00 - £600,000.00
Rates	£3.42 per sq ft
Service Charge	On application
VAT	On application
EPC	D (87)

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