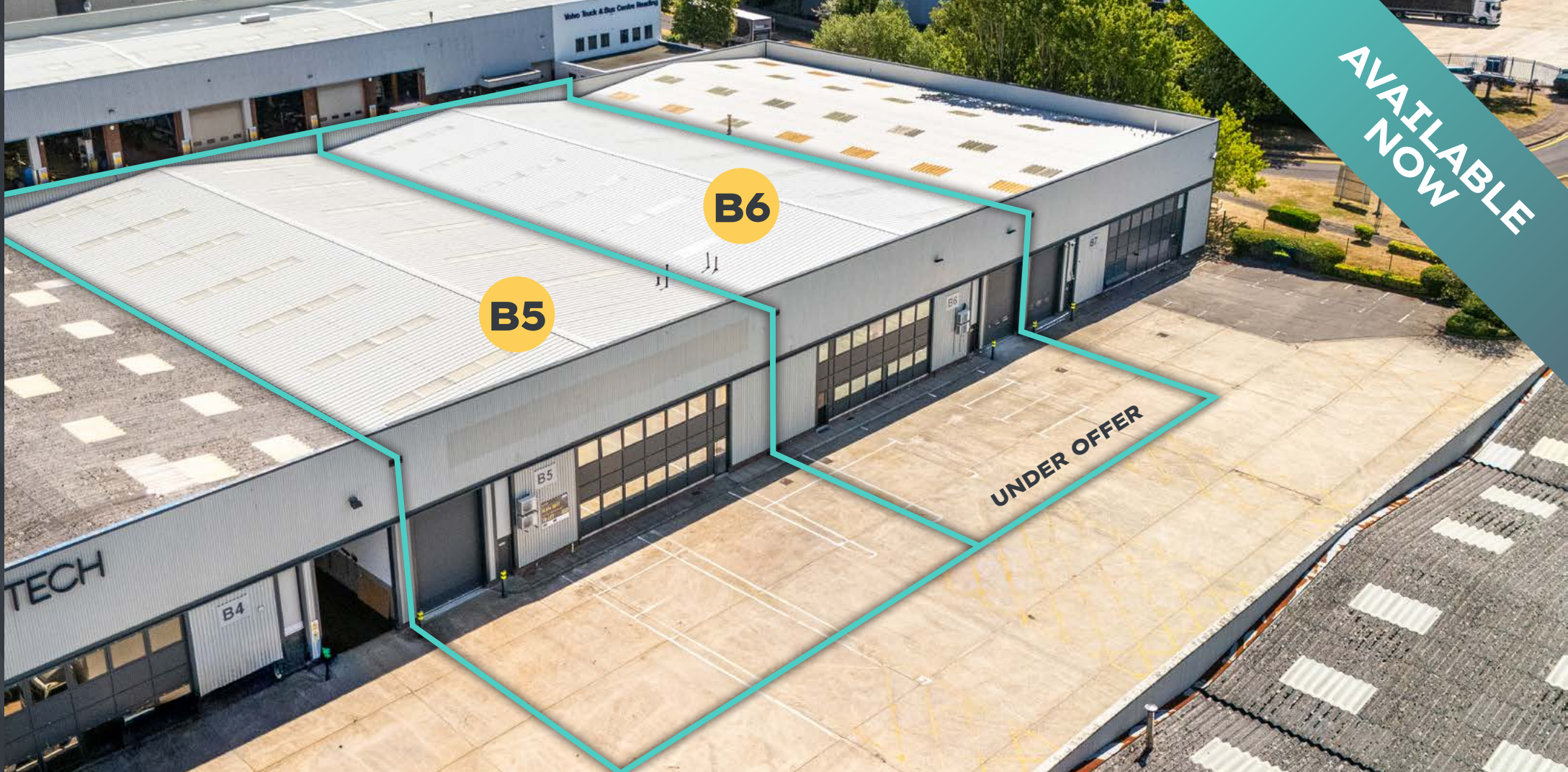




UNITS B5 & B6 TO LET

10,971–21,945 SQ FT

Fully refurbished industrial warehouse units

AVAILABLE NOW



**Worton
Grange**

Reading RG2 0TG

WORTONGRANGE.COM



7.5M INTERNAL
CLEAR HEIGHT



24/7
ACCESS



ELECTRIC
LOADING DOOR
TO EACH UNIT
(5m HIGH X 3.5m WIDE)



COMMUNAL
GATED YARD



NEW
ROOF



EPC A
B5 (23)
B6 (21)



CAR PARKING
B5 - 10 SPACES
B6 - 10 SPACES



ON SITE
SECURITY



0.5 MILES FROM
M4 JUNCTION 11

DESCRIPTION

Worton Grange is the premier industrial & logistics park in Reading situated on the A33, directly next to J11 of the M4. The park is securely gated and benefits from excellent local amenity.

Units B5 & B6 are mid terraced industrial/warehouse units of steel portal frame construction with part curtain wall and part clad elevations. The units have undergone substantial refurbishment and now benefit from new roofs, full internal redecoration, and new carpets, suspended ceilings and LED lighting to the first floor office accommodation.

UNIT B5	SQ M	SQ FT
Warehouse	936.5	10,080
First Floor Offices	83.1	894
TOTAL (GIA)	1,019.6	10,974

UNIT B6	SQ M	SQ FT
Warehouse	936.0	10,076
First Floor Offices	83.2	895
TOTAL (GIA)	1,019.2	10,971

B5 & B6 COMBINED	SQ M	SQ FT
TOTAL (GIA)	2,038.8	21,945



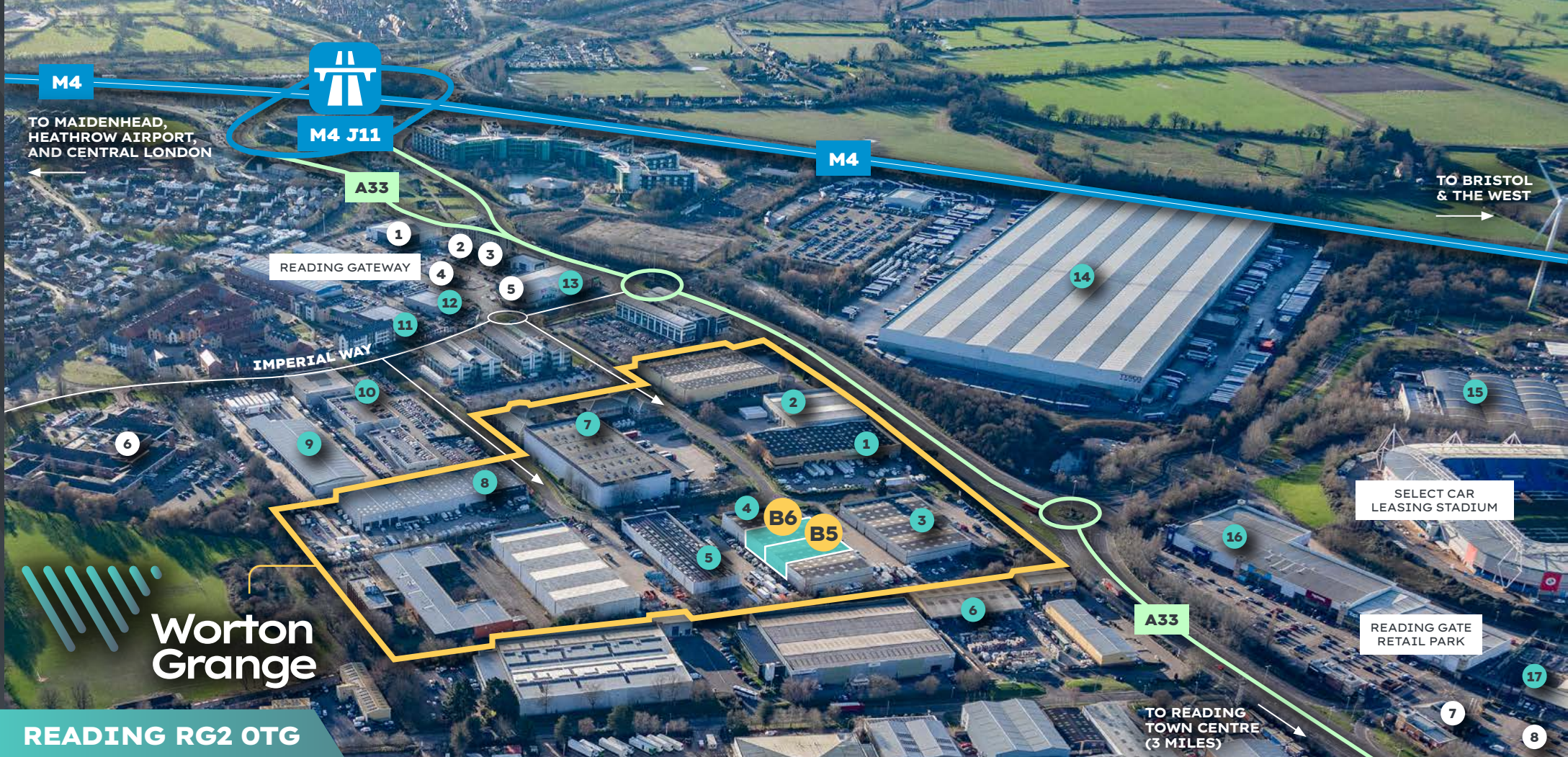
UNIT B5



UNIT B6



UNIT B6



Worton Grange

READING RG2 0TG

LOCATION

Worton Grange Industrial Estate is situated off Imperial Way which links with the A33, approximately 1/4 mile from Junction 11 of the M4. The A33 is the principal route into Reading from the south, which connects the M4 at Junction 11, with the M3 at Junction 6.

AMENITIES



1



2



3



4



5



6



7



8

OCCUPIERS



1



2



3



4



5



6



7



8



9



10



11



12



13



14



15



16



17



UNIT B6



UNIT B6



UNIT B5



UNIT B5



UNIT B5



VIEWINGS/ CONTACTS

Strictly through the joint sole letting agents.



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TERMS

Available by way of a new FRI lease direct from the Landlord on terms to be agreed.

WORTONGRANGE.COM

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