# slough trading estate

708
Banbury Avenue
SL1 4LR

**Available to let**Prominent industrial unit

7,155 sq ft (664.8 sq m)





## **Specification**

- 4.114m eaves height
- WC facilities
- Loading door

- To be refurbished
- 11 car parking spaces

### **Areas**

Total	7,155 sq ft	664.8 sq m
Office	3,006 sq ft	279.3 sq m
Warehouse	4,149 sq ft	385.5m







### **Features**

- Established and well-managed estate
- A large employment base providing access to the very best talent the region has to offer
- 24-hour award-winning CCTV and security team
- 24-hour on-site customer care
- 350+ estate occupiers

### **Estate Amenities**

- 11 Places to eat
- 1 High street bank
- Hotel accommodation
- Multiple fitness facilities
- · Health centre
- Dedicated bus service



BY CAR	BURNHAM STATION		SLOUGH STATION N	MAIDENHEAD	M40 J2	M25 J15	HEATHROW AIRPORT	EALING BROADWAY	READING	CENTRAL LONDON
(Miles)	1 ///	2	2	5	6	8	11	19	20	23
BY TRAIN*  TRAVEL TIME (Minutes)	4 BUR STA	NHAM	11 MAIL	DENHEAD	20	READING	EALING BROADWA	22	LOND PADDINGT	on on 23
ELIZABETH LINE	25	35	40		43	46	49		56	64
TRAVEL TIME (Minutes)	EALING BROADWAY	HEATHROW T2+3	LOND PADDING		TOTTENHAM COURT ROAD	FARRINGDO	N LIVERPO STREE		WEST NDIA QUAY	STRATFOR

For more information please visit **STE. SEGRO.com** or contact our joint agents:



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