

OFFICE / YARD
INDUSTRIAL
SPACE

TO LET

CRABTREE
MANORWAY SOUTH,
DAGENHAM, LONDON



ADDRESS AND SIZE

Crabtree Manorway South, Belvedere, DA17 6BH

70,000 sq ft

SUMMARY

This property is situated on Crabtree Manor Way within a large industrial area.

VIEWING

Arrange a viewing with one of our property team using contact details below. Pall Mall Estates have a wide range of low cost commercial properties across the UK. Get in touch with us today!

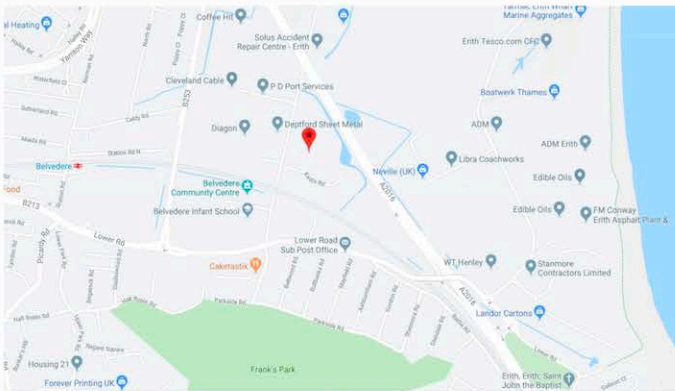
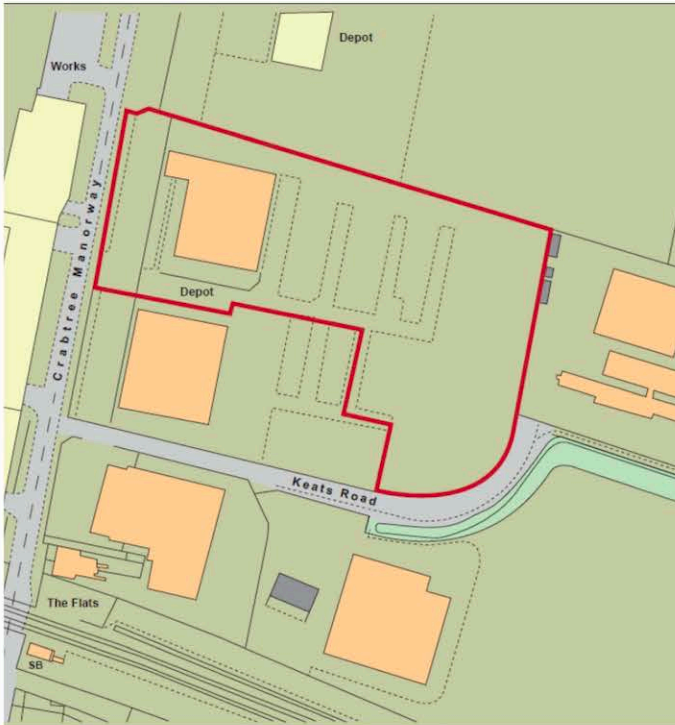
GET IN TOUCH

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High value, low cost, flexible business
space to let throughout the UK



THE PALL MALL PROMISE

With almost 5.5 million sq ft of business space in over 100 locations throughout the UK, Pall Mall Estates lets business space to over 350 businesses. We understand how crucial to your company the value you get from your business space is, not in just the low cost of the space, but the value of the terms too. Our customer focused approach to leasing means whether your company is a start up business or well established and looking to expand or downsize Pall Mall will have terms that give you flexibility.



HIGH VALUE



LOW COST



FLEXIBLE



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DESCRIPTION

This property is situated on Crabtree Manor Way within a large industrial area. The units sit as part of a large storage yard, made up of a mixture of buildings and a portacabin complex which provide administrative office accommodation for the site should you need it. There is a mixture of units available, some suitable for storage and others being previously used as a workshop.

The first property to the east of the portacabin complex consists of a metal-framed, barrel-roofed industrial unit with profiled metal cladding and a profile metal sliding door to the southern elevation. It is used as a workshop. Further to the east are two steel portal framed industrial units with profiled metal-panelled walls and roof. It has translucent roof lights and is used for storage and warehouse space.

LOCATION

Crabtree Manorway South is accessed from the A2016 dual carriageway (Bronze Age Way). The South Circular and M25 are within striking distance, whilst both the Blackwall and Rotherhithe tunnels are short drives. There are also frequent trains to London Cannon Street and London Bridge stations from Belvedere mainline station which is approximately a 10 minute walk, making this a nicely connected spot!

Belvedere town centre is just up the road so shops, supermarkets and cafes can be easily accessed.

FEATURES

- Mixed-use site
- Secure yard with hard standing and open ground
- Workshop/storage outbuildings
- In an established industrial area
- Portable cabin offices

LEASE TERM

The property is available to let on customer focused flexible lease terms with the benefit of a straightforward plain English lease and the benefit of no legal fees.

TERMS & CONDITIONS

Subject to contract. Misrepresentation Clause. Conditions under which particulars are issued by Pall Mall Estates for themselves, for any joint agents and for the vendors or lessors of this property whose agents they are, give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessors and do not constitute, nor constitute part of, an offer or contract. (ii) all descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details, are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but satisfy themselves by inspection or otherwise as to the correctness of each of them. (iii) no person in the employment of Pall Mall Estates or any joint agents has any authority to make or give any representation or warranty whatever in relation to this property. (iv) all rentals and prices are quoted exclusive of VAT. December 2014.