

TO LET



## Rainbow Industrial Park, Raynes Park, SW20 0JK

⬆️ / Commercial / Commercial Property to Let /

£ 46,080 Per Annum

📍 Raynes Park

🏠 Light Industrial  
Unit

🔖 RY.101

# Highlight Features

- ✓ 24 Hour Access
- ✓ CCTV
- ✓ Cycle Racks
- ✓ Flexible Terms
- ✓ On Site Parking
- ✓ Service Charge Included

## Description

Light industrial unit to let consisting of ground floor / mezzanine, good eaves height, reinforced concrete flooring, roof lights and on-site parking directly outside most units for loading, unloading and deliveries. The site benefits from 24-hour access so you can keep your business running around the clock.

### Location:

Situated in Raynes Park, Rainbow Industrial Park provides strategically located, flexible and modern industrial space. Local area has great transport links, situated just off the A3 for easy road access to Central London and out to Surrey. It is also ideally located next to Raynes Park railway station with frequent, quick links into Clapham Junction and Waterloo in just 10 minutes. Raynes Park offers a wide range of local facilities including cafés, pubs, bars, shops, supermarkets and petrol stations.

### Terms:

Available from 1st May 2024 for a term to be negotiated at an annual rent of £46,080 plus Vat. (3,840 plus Vat per month). Service charges are included in the rent.

### Accommodation:

Ground floor / mezzanine: 122 sq m / 1,317 sq ft.

### Business rates:

Applicants are advised to make their own enquiries with Merton council.

### EPC:

Energy performance certificate available upon request.

**Viewings:**

Strictly by an appointment via Kingworths.

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## Map



## Interested In This Property?

Book a viewing using the form or get in touch with us on the details below:

Kingworths

Westlink House, 981 Great West Road, Brentford, TW8 9DN

Tel: 020 8226 0141

Email: [info@kingworths.com](mailto:info@kingworths.com)