

Unit 5 Swallowfield Way
Hayes UB3 1DQ

Refurbishment of Office and Warehouse building

Design & Access Statement

Rev A 14/5/26
Rev B 15/5/26
Rev C CW

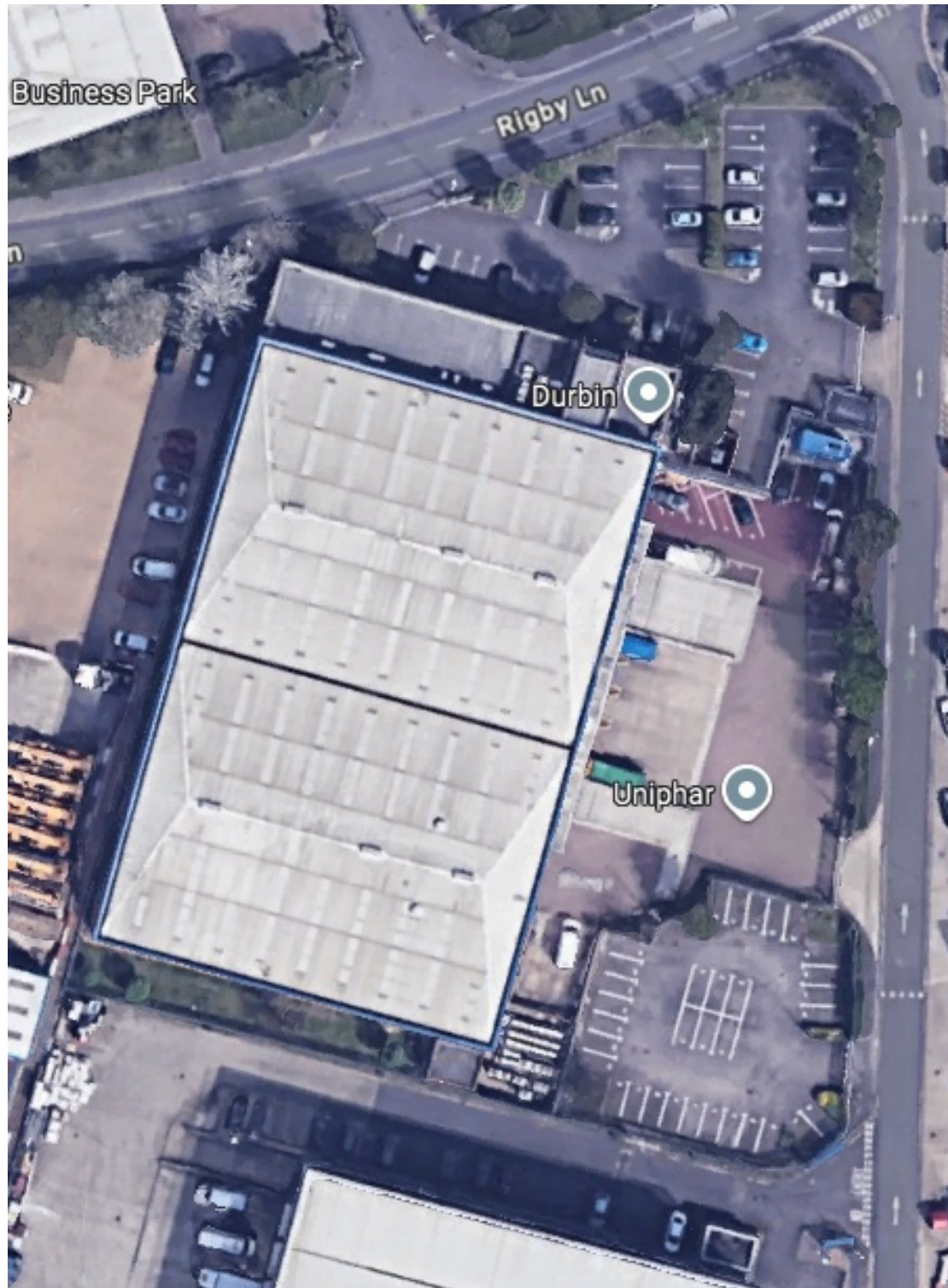
May 2026

1. Site & Surroundings

The site is located towards the west of Hayes & Harlington Station and to the south of the Grand Union Canal. The existing building is located between Rigby Lane and Swallowfield Way, with entrances from both roads. The building is set within its own site.



Site Location



Aerial view of the building



Entrance to the office building



Typical office facade