



TO LET 43,145 SQ FT
INDUSTRIAL / WAREHOUSE UNIT
RECENTLY REFURBISHED / AVAILABLE NOW

TARGET POINT

STONEFIELD WAY | SOUTH RUISLIP | HA4 0JU

TARGET POINT



CENTRAL LONDON - 15 MILES

A40 - 1.6 MILES/6 MINS

M40/M25 - 5.5 MILES/11 MINS

Wickes
Kwik Fit
Brayleys
Together We Drive

LIDL

SCREWFIX

TOOLSTATION

HOWDENS

selco BUILDERS WAREHOUSE

MINI

Topps Tiles

SKODA

Travis Perkins

CROWN RELOCATIONS

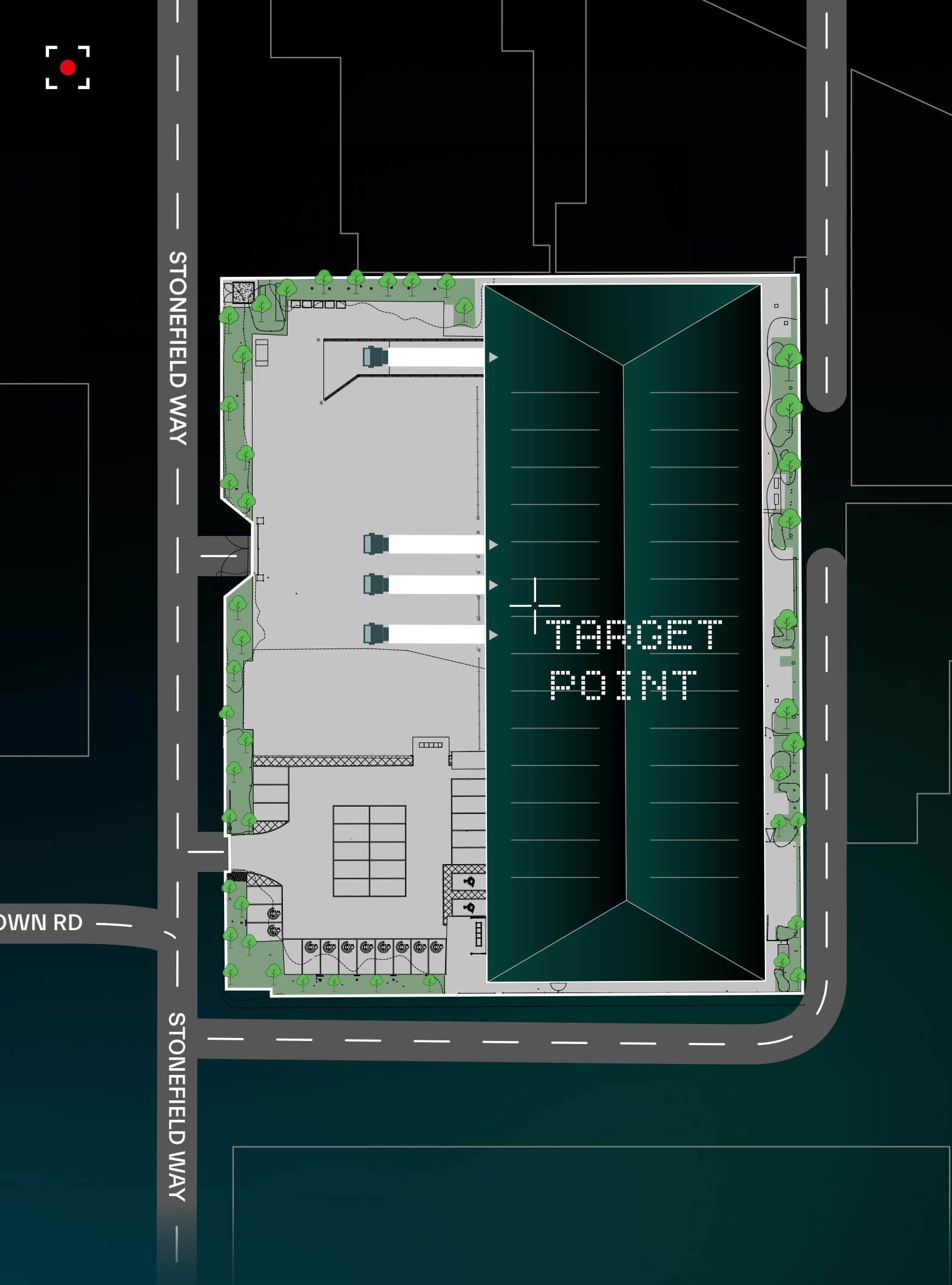
AAH

NORTHOLT PARK
1.6 MILES/7 MINS

STONEFIELD WAY

VICTORIA RD

STONEFIELD WAY



SPECIFICATION

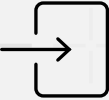
The property forms a secure modern detached warehouse of steel portal frame construction benefitting from the following:

- 

3 Level Access &
1 Dock Loading
Door
- 

7.5m
Clear Height
Rising to 9.6m
- 

500 KVA
Power
Supply
- 

Large
Secure
Gated Yard
- 

x2
Access
Points
- 

32 Car
Parking
Spaces
- 

Cycle &
Shower
Facilities
- 

Fully Fitted
1st Floor
Offices
- 

New
Roof

ACCOMMODATION

The accommodation comprises the following areas:

DESCRIPTION	SQ M	SQ FT
Warehouse	3,672.44	39,530
First Floor	335.82	3,615
TOTAL	4,008.26	43,145

ESG CREDENTIALS



New LED
Lighting



Electric Heating
& Cooling

BREEAM®

BREEAM
Excellent



PV
Panels



EPC A+
Rating



x10 EV
Charging Points



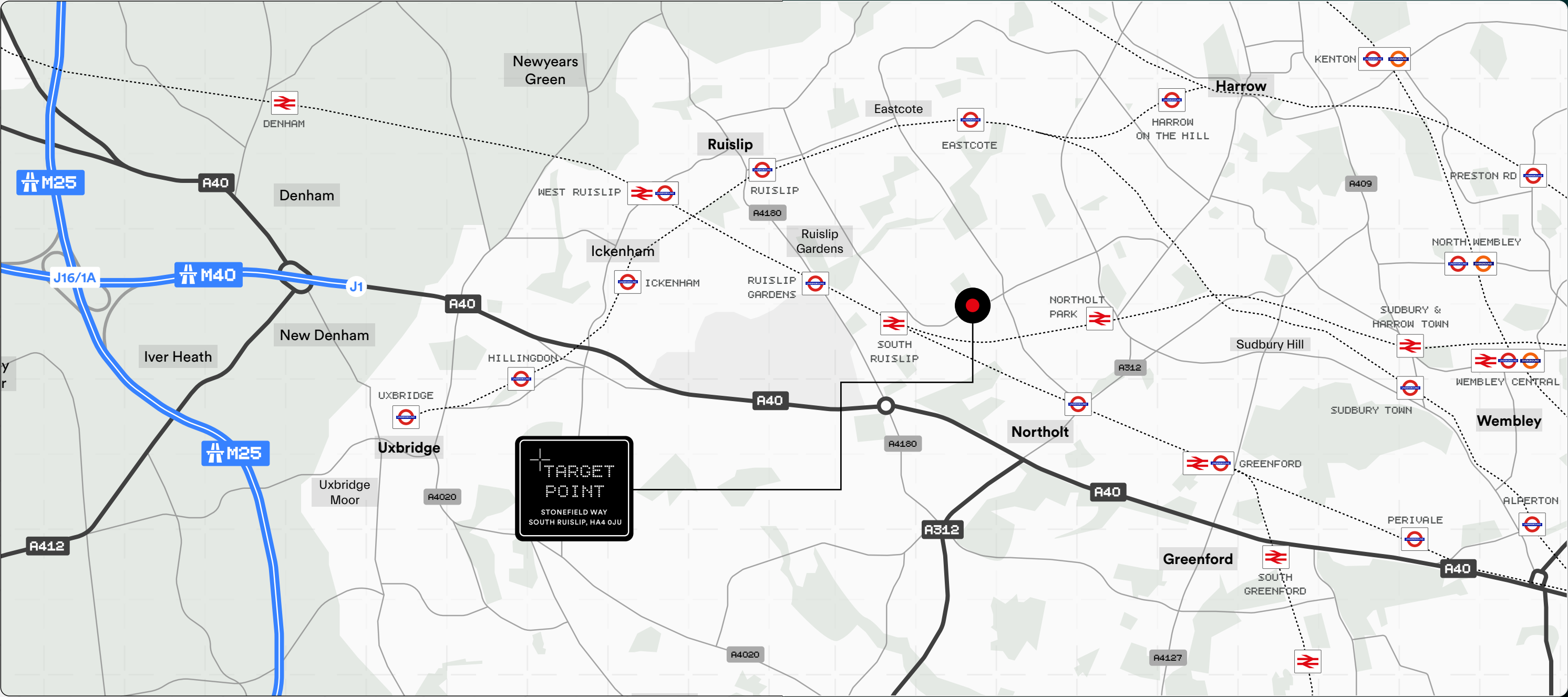
LOCATION

The property is located on Stonefield Way which forms part of an established industrial area in South Ruislip. South Ruislip is approximately 12 miles west of Central London and within 2 miles of the A40(M) Western Avenue, via West End Road (A4180). The intersection of the M40 and M25 is 5 miles to the west giving access to the national motorway network.

South Ruislip station is located approximately 0.5 miles to the west which benefits from the mainline railway (20 minutes to London Marylebone) and London underground (Central Line), Heathrow Airport is approximately a 25 minute drive.

///poster.train.logic

ROAD	DISTANCE	TIME	TRAIN From South Ruislip Station	JOURNEY
South Ruislip Station	0.5 miles	4 mins	Greenford	6 mins
A4180	1.2 miles	5 mins	Acton	12 mins
A40	1.6 miles	6 mins	Park Royal	25 mins
M40/M25	5.5 miles	11 mins	Shepard's Bush	29 mins
Heathrow Airport	9 miles	25 mins	Oxford Circus	33 mins
M1 J6A	20 miles	30 mins	Tottenham Court Rd	35 mins





3.3 million

People living within ten miles of the site



250,000

People of working age in London
Borough of Hillingdon



80%

of local population are economically
active



18.5%

of local population work in transport
& storage

Source: ONS





TARGET POINT



For further enquiries



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