

# OPEN STORAGE TO LET

LAND AT  
HIGHVIEW FARM,  
NEW YEARS  
GREEN LANE,  
HAREFIELD,  
UXBRIDGE,  
GREATER  
LONDON  
UB9 6LX

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**1.17** acres  
**0.47** hectares

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- Class 2 open storage
- Hardcore surface with road planings
- Power and water can be connected
- Fencing can be installed if required
- Excellent proximity to M25, M40 & A40

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## LOCATION

The property is located in Newyears Green, on the outskirts of Denham, approximately 2.5 miles (4 km) east of Denham railway station (Chiltern Railways).

The property is located on Newyears Green Lane, which is situated within 2.5 miles of J1 of the M40 and A40 and 3.6 miles of J16 of the M25.

The property is within very close proximity to London Heathrow Airport and the HS2 line.

## DESCRIPTION

Class 2 open storage plot available to let, comprising circa 1.17 acres. It consists of a hardcore surface with road planings.

Fencing can be installed if required to create a self-contained plot.

Power and water can also be connected.

## ACCOMMODATION

Name	Size
Total	1.17 Acres (0.47 Hectares)

## TERMS

Available by way of a full repairing and insuring lease on terms to be agreed.

## RENT

Price on Application.

## EPC

EPC not required.

## LEGAL COSTS

Each party to bear their own costs.

## VAT

VAT is elected.

## VIEWING

Strictly by appointment with agents.

## RATEABLE VALUE

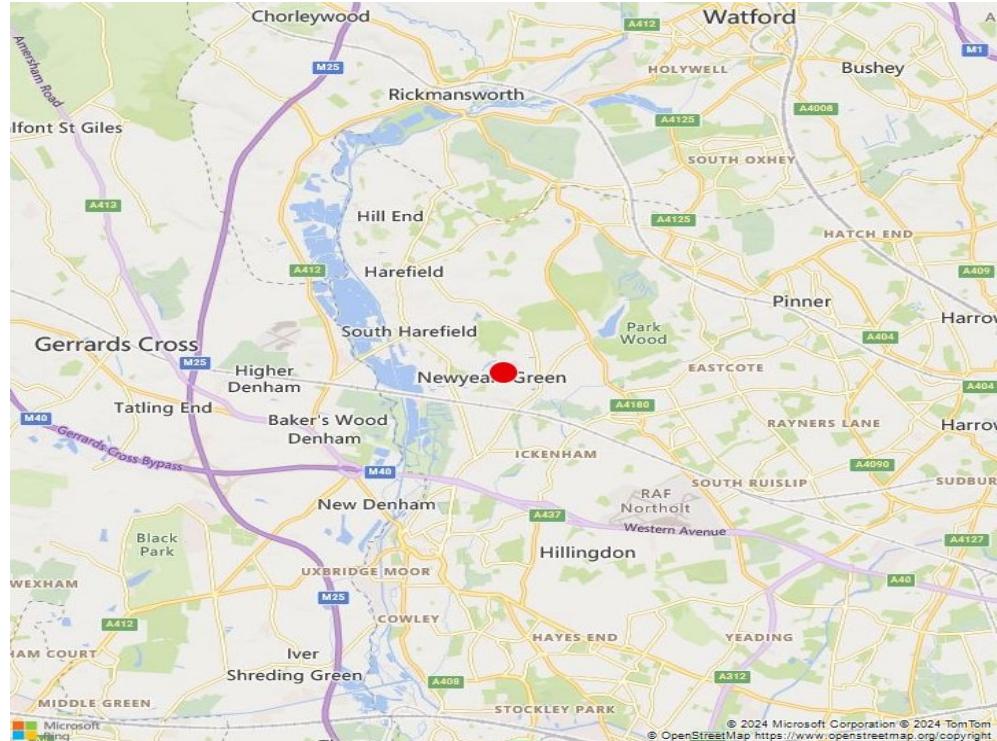
Business rates are included within the rent.

## SERVICE CHARGE

Service charge is included within the rent.

## OPEN STORAGE CLASSIFICATION

For more information on the Open Storage Classification Index, please visit the following:  
<https://www.carterjonas.co.uk/commercial/open-storage/classifying-sites>



## CONTACT

Archie Dupree  
07393 259 922  
Archie.Dupree@carterjonas.co.uk  
[carterjonas.co.uk/commercial](http://carterjonas.co.uk/commercial)

James Butcher  
07890 300 100  
James.Butcher@carterjonas.co.uk

## IMPORTANT INFORMATION

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# Carter Jonas



## CONTACT

Archie Dupree

07393 259 922 / [Archie.Dupree@carterjonas.co.uk](mailto:Archie.Dupree@carterjonas.co.uk)

[carterjonas.co.uk/commercial](http://carterjonas.co.uk/commercial)

James Butcher

07890 300 100 / [James.Butcher@carterjonas.co.uk](mailto:James.Butcher@carterjonas.co.uk)



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