



**ARION
HOUSE**

FAIRVIEW INDUSTRIAL PARK
RAINHAM | RM13 8UH

FIRETHORN DEVELOPMENT PC 2024

PRIME GREATER LONDON
LAST MILE FREEHOLD OPPORTUNITY

M1 AGENCY

Arion House, Fairview Industrial Park, Rainham, Rainham, RM13 8UH

PRIME GREATER LONDON LAST MILE INDUSTRIAL OPPORTUNITY TO LET/MAY SELL

Tenure	To Let / For Sale
Available Size	39,744 sq ft / 3,692.34 sq m
Service Charge	N/A
Business Rates	N/A
EPC Rating	Upon Enquiry

- 13m Eaves Height
- 5 Level Access Loading Doors
- 1 Dock Level Loading Door
- 37m Yard Depth
- Dual Access
- 3 Canopy Loading Areas

Description

The Property comprises a highly specified, modern distribution warehouse extending to 39,744 sq ft incorporating two storey ancillary office accommodation, on a site of 2.05 acres. Providing a 45% site cover. The high bay warehouse is of steel portal frame construction enclosed by brick block profiled steel cladding.

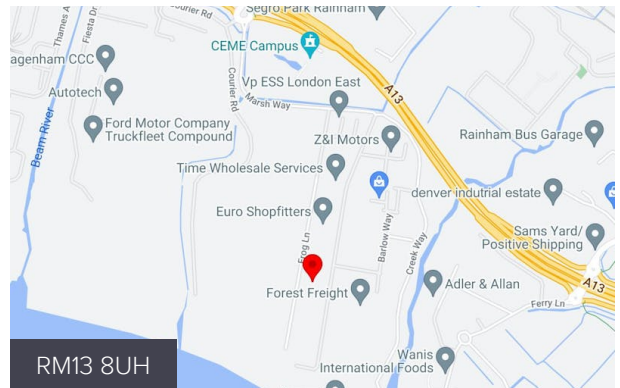
Location

Rainham is a prime and well-established Greater London industrial location in the London Borough of Havering. The area benefits from excellent transport links, with immediate access to the A13 which leads to inner London and the M25.

The Property offers excellent connectivity to its customer base in the City of London and Canary Wharf.

Viewings

Drone Footage Available Here: <https://vimeo.com/733968483/47198f2b12>



Viewing & Further Information

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