

Lease Availability Report

Units 7-9, Globe Business Park - First Ave

Marlow, SL7 1YA - Wycombe Submarket



BUILDING

Type:	Industrial
Subtype:	Warehouse
Tenancy:	Multiple
Year Built:	1995
GIA:	55,274 SF
Floors:	2
Typical Floor:	43,345 SF
Ceiling Ht:	14'3"-14'7"

AVAILABILITY

Min Divisible:	1,555 SF
Max Contig:	16,235 SF
Total Available:	16,235 SF
Asking Rent:	£9.25/SF

SPACES

Floor	Use	Type	SF Avail	Bldg Contig	Rent	Rates	Ser Charge	Term
P GRND	Industrial	Relet	14,680	16,235	£9.25/SF	£2.92/SF		Negotiable
P 1st	Industrial	Relet	1,555	16,235	£9.25/SF	£2.92/SF		Negotiable

LOADING

Docks:	None	Drive Ins:	5 tot./9'w x 14'h
Cross Docks:	None	Cranes:	None
Rail Spots:	None		

POWER & UTILITIES

Utilities:	Lighting
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FEATURES

Air Conditioning, Category 2 Lighting, Category 5 Lighting, Yard

TRANSPORTATION

Parking:	27 Surface Spaces are available; 12 Covered Spaces are available; Ratio of 0.72/1,000 SF
Commuter Rail:	4 minute drive to Marlow Commuter Rail
Airport:	28 minute drive to London Heathrow Airport

KEY TENANTS

Andron Handling Ltd Website	Andron Handling	14,491 SF	Enigma Visual Solutions	11,627 SF
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Lease Availability Report

Units 1-6, Globe Business Park - First Ave

Marlow, SL7 1YA - Wycombe Submarket



BUILDING

Type:	Industrial
Tenancy:	Multiple
Year Built:	1988
GIA:	34,124 SF
Floors:	3
Typical Floor:	29,757 SF
Ceiling Ht:	21'7"-23'11"

AVAILABILITY

Min Divisible:	504 SF
Max Contig:	5,306 SF
Total Available:	5,306 SF
Asking Rent:	£9.25/SF

SPACES

Floor	Use	Type	SF Avail	Bldg Contig	Rent	Rates	Ser Charge	Term
P GRND	Industrial	Relet	4,802/504 ofc	5,306	£9.25/SF	£3.76/SF		Negotiable
P 1st	Industrial	Relet	504/504 ofc	5,306	£9.25/SF	£3.76/SF		Negotiable

LOADING

Drive Ins:	6 tot.	Cranes:	None
Rail Spots:	None		

POWER & UTILITIES

Power:	3p
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FEATURES

EPC - F, Roller Shutters, Yard

TRANSPORTATION

Commuter Rail:	5 minute drive to Marlow Commuter Rail
Airport:	29 minute drive to London Heathrow Airport

KEY TENANTS

Television Systems Ltd	13,249 SF	T V P Ltd	5,399 SF
Colorific Solutions Limited	5,235 SF	Banner Management Ltd	4,905 SF