

TO LET

Carter Jonas



**Hanger C2
Wroughton Airfield
Orbital Road
Wroughton
Swindon
SN4 0QT**

**Approximately 25,000 - 49,029 Sq Ft
(2,323—4,555 Sq M)**

- Good yard areas available.
- Secure, gated site.
- Flexible leases available.
- Only 5.1 miles from J15, M4.

LOCATION

Located 4 miles south of Swindon, Hangar C2 offers superb connectivity to Junction 15 of the M4 .

DESCRIPTION

The premises comprise a self-contained hangar offering highly versatile accommodation most recently used for storage. Designed with a clear-span, column-free interior, the building delivers maximum for efficiency and flexibility, allowing occupiers to optimise layouts for storage, operations or specialist use (STP).

The property features manual sliding doors at both ends (23.9 wide) and a generous minimum eaves height of 9.2m, ensuring excellent accessibility for vehicles and equipment.

Internally, the space is enhanced with energy-efficient high level LED lighting and a fitted security alarm system. Externally, the hangar benefits from dedicated on-site car parking and a yard areas, providing additional convenience and functionality.

QUOTING RENT

Rent is subject to extent of occupation please apply to agents for more information.

ANTI MONEY LAUNDERING

Please note a successful tenant will be required to provide relevant information to satisfy the AML requirements when Heads of Terms are agreed.

ACCOMMODATION

Area	Sq Ft	Sq M
Main Building	46,755	4,343
Offices (GF-2ND)	2,274.33	211.29
Total	49,029.33	4,554.29

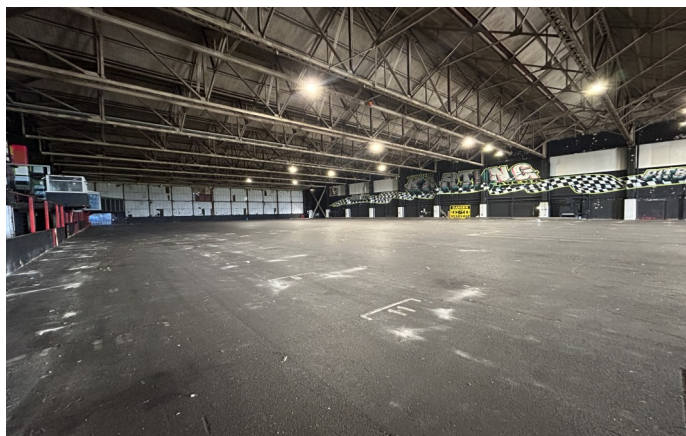
Space available from 25,000 SqFt (2,323 SqM)

TERMS

Available on flexible lease terms as a whole or in part.

LEGAL COSTS

Each party is to be responsible for the payment of their own legal costs.



BUSINESS RATES

The rateable value is £101,000 as of April 2023. interested parties should make their own enquiries to Swindon Borough Council to ascertain the exact rates payable as a change in occupation may trigger an adjustment of the ratings assessment www.voa.gov.uk

EPC

As the building is to be used for storage and has no heating we are informed that an EPC is not required.

VIEWINGS

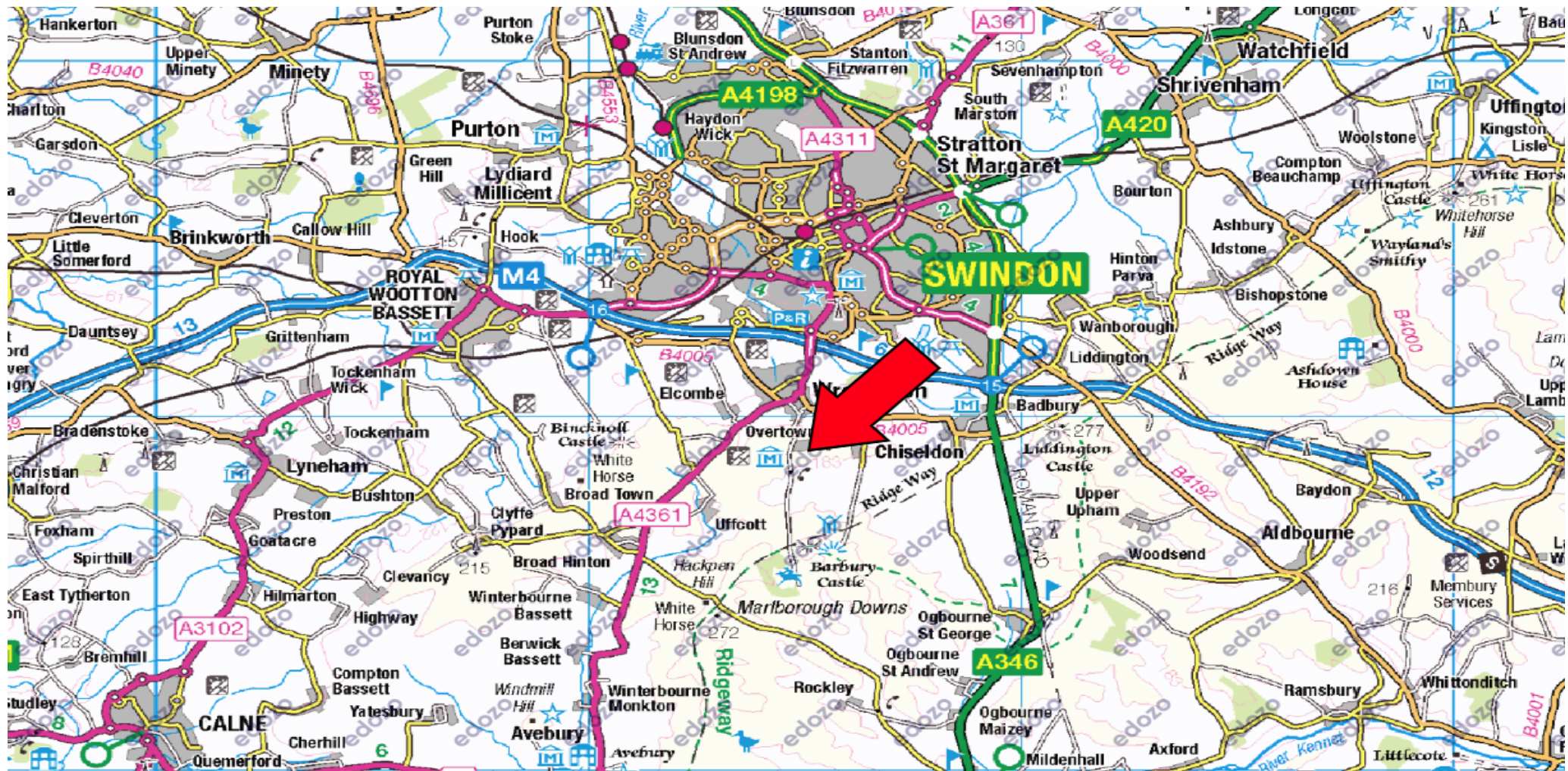
For further information or to arrange an inspection, please contact Carter Jonas. Or our Joint Agents Smethurst Property Consultants.

VAT

All prices shown are exclusive of VAT, if applicable.



SUBJECT TO CONTRACT



FURTHER INFORMATION

Should you require further information please contact:

www.carterjonas.co.uk

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IMPORTANT INFORMATION

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NOVEMBER 2025

Carter Jonas