

WATERYLANE

INDUSTRIAL ESTATE

WILLENHALL | WV13 3SU



Refurbished Industrial Units To Let
circa 3,750 sq. ft. - 12,000 sq. ft. (348 - 1,115 sq. m.)

- Excellent motorway access
- Secure estate

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Watery Lane Industrial Estate is an established estate in a key location with easy access to the M6 and M5 motorways.

Quality Units

- Steel portal frame construction
- Brick and blockwork elevations
- Partially clad internally
- Pitched lined roofs/Insulated metal sheet roofs
- Block elevations with steel profile cladding above
- Intermittent translucent roof lights
- Integral ground and/or first floor offices
- Forecourt servicing and car parking
- Additional estate communal car parking
- Fully monitored CCTV
- Automatic security gate at estate entrance

Further Information

For further information including lease terms, rents, rates, service charge and EPC ratings please contact the letting agents.



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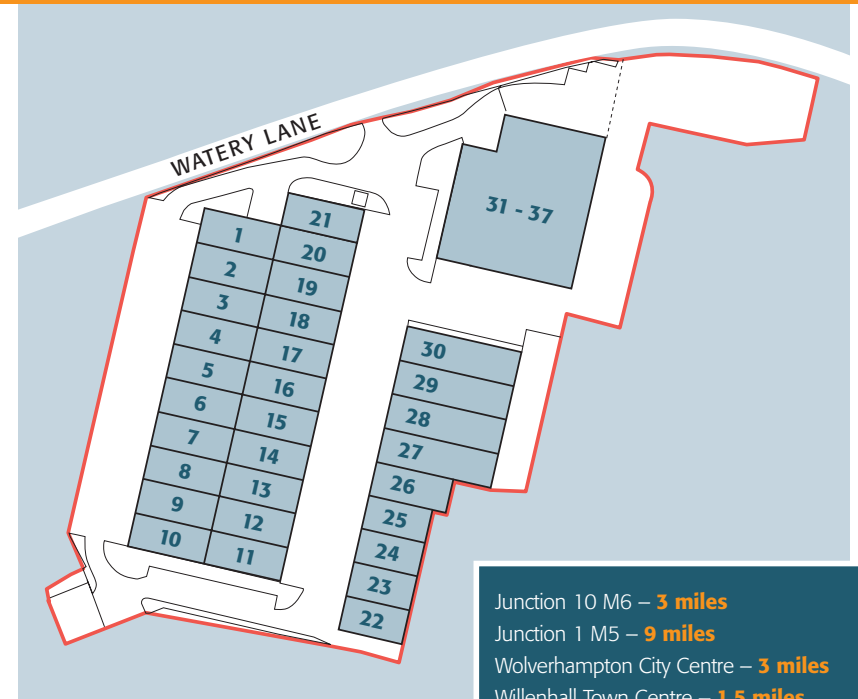


James Bird: 07894 930592
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Accommodation

See attached for current availability.



CURRENT AVAILABILITY (February 2024)

UNIT	SIZE (sq. ft. / sq. m.)	RENT (psf)	RATEABLE VALUE (2023)	EPC	STATUS
16	3,775 / 350	£8.00	£17,750	E (117)	To be confirmed
17	3,810 / 353	£8.00	£17,750	E (117)	To be confirmed

** Units can be combined **

For further information contact:



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