



1,174 SQ FT

Industrial Unit

1,174 SQ FT

14 Dunlop Road, Redditch, B97 5XP

TO LET

- **PROMINENT FACTORY WAREHOUSE UNIT**
- **1,174 SQ FT**
- **ADJACENT PARKING**
- **M5 10 MINUTES M42 15 MINUTES**
- **NEW LEASE AVAILABLE**
- **POPULAR ESTATE**

DESCRIPTION

Welcome to this modern industrial unit located in the heart of Hunt End Industrial Estate in Redditch. This well-presented factory warehouse offers a generous 1,174 sq ft of space, providing ample room for your business needs.

One of the standout features of this property is its potential for a 100% Small Business Rates Allowance, offering a fantastic opportunity for small business owners. The convenience of being just 10 minutes from the M4 and 15 minutes from the M42 ensures excellent connectivity to major road networks, making it easy for you, your employees, and clients to access the premises.

Furthermore, the ample parking available adds to the convenience and accessibility of this property, making it a practical choice for businesses requiring space for vehicles or visitors.

Don't miss out on the chance to rent this fantastic industrial unit that combines functionality with a prime location. Contact us today to arrange a viewing and take the first step towards enhancing your business operations in this wonderful space.

RENT

£15,500 per annum (+VAT) payable quarterly in advance by Bankers Standing Order.



RATEABLE VALUE

£9,500

SERVICES

All mains services are available.

LEASE

New Business on terms of 3, 4 or 5 years or multiples thereof.

LEGAL FEES

Each party to pay their own costs.

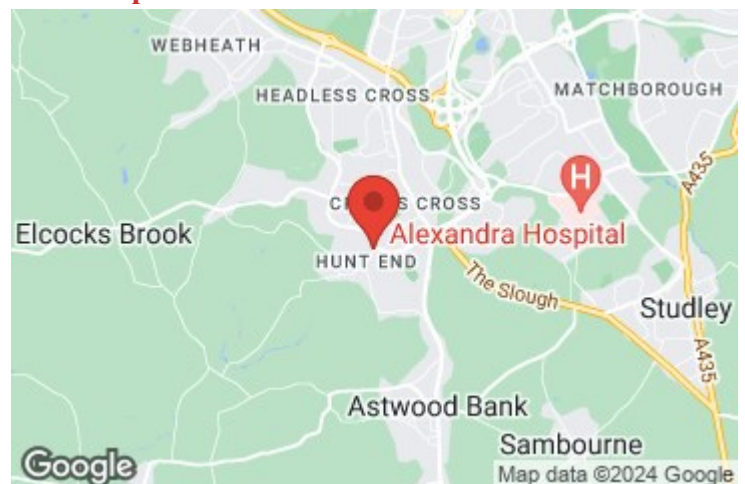
ENERGY PERFORMANCE CERTIFICATE

TBC

VIEWING

By appointment only, please with our Reception - 01527 58 4242.

Area Map



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