

SOLIHULL Sat Nav: B37 7HE

TO LET HIGH QUALITY INDUSTRIAL AND WAREHOUSE UNIT



Unit 18 - 5,392 sq ft (501 sq m)

Available Now following Refurbishment



INTERNAL PHOTOGRAPHS FROM UNIT 19, POST REFURBISHMENT. FOR INDICATIVE PURPOSES ONLY.

Unit 18 - TO LET HIGH QUALITY INDUSTRIAL AND WAREHOUSE UNIT

SPECIFICATION

- Minimum working height of 4.95m rising to 6.8m
- Level access loading door
- Ground floor offices
- Dedicated unloading and parking area
- LED lighting

ACCOMMODATION

UNIT	TOTAL
18	5,392 sq ft (501 sq m)

EPC

The property has an Energy Performance Certificate (EPC) of B:42.

RATEABLE VALUE

The 2023 Rateable Value is £37,750. Please note that this is not the rates payable.

TERMS

The unit is available by way of a new Fully Repairing and Insuring Lease for a term of years to be agreed.

PLANNING

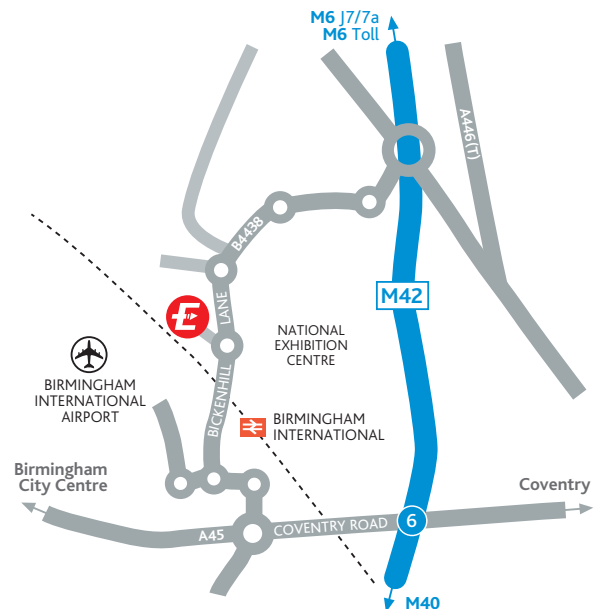
The estate is suitable for light industrial/general industrial and storage/distribution uses falling within classes B1, B2 and B8 of the Town and Country Planning (Use Classes) Order 2005.

SECURITY

The estate benefits from CCTV coverage across the site, with a manned gatehouse overnight and on weekends.

SERVICE CHARGE

A service charge is levied to cover the communal costs and services for the estate. Please contact the agents for further details.



www.elmdontradingestate.co.uk

sam.robinson@colliers.com
tom.arnold@colliers.com

christian.smith@savills.com
daniel.rudd@savills.com

abrdrn



FURTHER INFORMATION

For further information or viewing, please contact our joint agents, Colliers or Savills.