

# OFFICES - Brinton's Carpets, Stourport Road, Kidderminster DY11 7WF



**TO LET**

**SIZE: APPROX. FROM 200—3,600 SQ/FT**

- ✓ ESTABLISHED INDUSTRIAL AREA
- ✓ PARKING AVAILABLE
- ✓ 24 HR MANNED SECURITY GATE
- ✓ CCTV
- ✓ RANGE OF OFFICE SIZES AVAILABLE

**Westprop.**

## LOCATION

The property is located directly off the main A451 Stourport Road in Kidderminster providing direct access to Kidderminster Town Centre approximately 2 miles to the north.

Stourport Road benefits from the recently opened Hoo Brook Link Road, alleviating traffic off the local road network and providing swift access to the ring road and in turn, all major routes out of the town to Birmingham, Worcester and the M5 motorway.

Surrounding occupiers include Power Equipment Services, Vision Labs, IGS, Were Forest District Council and Aldi. The adjacent site is currently being redeveloped to provide a new warehouse for the West Midlands Fire Service.

## DESCRIPTION

This property comprises of a two-story office complex with high specification throughout.

Additionally, there is the ability to sub-divide the office complex, subject to requirements.

## PLANNING

We advise all interested parties to make their own enquiries with the local authority.

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The logo for Westprop. features the company name in a bold, sans-serif font. The letters 'W', 'e', 's', 't', and 'p' are yellow, while 'r', 'o', 'p', and the period are red. A thick horizontal bar with a yellow-to-red gradient is positioned below the text, extending from the left edge of the 'W' to the right edge of the 'p', and then turning 90 degrees downwards at the end.

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