

# Dulverton Road, Witton, Birmingham B6



**TO LET**

**SIZE: APPROX. 3,500 SQ/FT**

- ◇ **ESTABLISHED INDUSTRIAL AREA**
- ◇ **CLOSE PROXIMITY TO M5 & M6**
- ◇ **SECURE GATED ESTATE**
- ◇ **W/C FACILITIES**
- ◇ **CAR PARKING AVAILABLE**
- ◇ **ROLLER SHUTTER ACCESS**

**Westprop.**

## LOCATION

Westwood Business Park is located between Westwood Road and Dulverton Road within a busy and well established industrial location which has good links with the M6 motorway 1/4 mile to the north and east and also the A38(M) Aston Expressway 1/4 mile to the south.

Witton Train Station is 0.5 miles from Westwood Business Park.

## DESCRIPTION

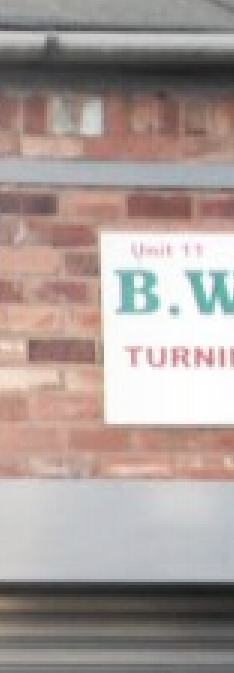
The property is a self contained, single-story steel frame industrial unit which is ideal for starter businesses and business expansion.

The unit benefits from roller shutter access with shared car parking to the front of the property.

The unit is approximately 2,900 sq/ft and includes W/C facilities.

## PLANNING

We understand that the property has B1, B2 and B8 use, however, we advise all interested parties to make their own enquiries with the local authority.





# Dulverton Road, Witton, Birmingham B6



Dulverton Road, Witton, Birmingham B6



# Westprop.

The logo for Westprop. features the word "Westprop." in a bold, sans-serif font. The letters are filled with a gradient that transitions from yellow on the left to red on the right. Below the text is a thick horizontal bar that also follows the same yellow-to-red gradient. The bar starts under the 'W', extends across the width of the text, and then turns 90 degrees downwards at the end of the word.

1 Hospital Street, Birmingham B19 3PY

[office@westerntrading.co.uk](mailto:office@westerntrading.co.uk)

TEL : 0121 200 3377