



hexagon™
commercial property



- WELL REGARDED INDUSTRIAL ESTATE
- 24 HOUR ACCESS
- AVAILABLE IMMEDIATELY

INDUSTRIAL

1,103 SqFt (102 SqM)

£9,840 per annum

Unit 3 Pinfold Industrial Estate, Bloxwich, WS3 3JS

TO LET



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Description

This unit is located on the well-regarded Pinfold Industrial Estate in Bloxwich and is located to the left of the southern section of the estate. The unit itself comprises a warehouse area on the ground floor and stairs to a first-floor mezzanine area which could be utilised as office space or further storage.

Location

The unit is located on Pinfold Industrial Estate just off Field Road in Bloxwich. Field Road provides direct access to the A34 which connects the Town Centres of Walsall and Bloxwich. Junction 10 of the M6 is only a short distance away (3 miles).

Accommodation

Ground Floor - 537 Sq Ft

First Floor - 566 Sq Ft

Total - 1,103 Sq Ft

Rates

Rateable Value - £3,200

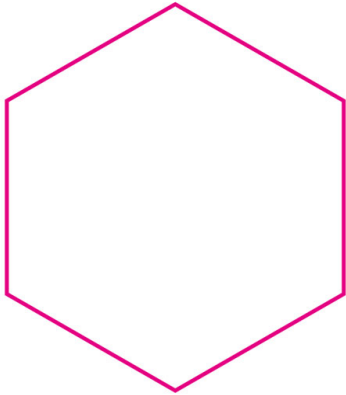
It is understood that the unit will benefit from 100% small business rate relief, the tenant should confirm this with the relevant local council.

Terms

The premises are to be let by way of a new lease on terms to be agreed.

Service Charge - £840 pax

Buildings Insurance - £660 pax



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info@hexagoncommercial.co.uk

www.hexagoncommercial.co.uk

01384 374888

5 Heath Lane
Oldswinford
Stourbridge
West Midlands
DY8 1RF

W3W///clock.port.smiles



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