

# Crosspoint 60, Geldgud Way

Coventry CV2 2SZ

Office, Warehouse and Warehouse/Office | 62,755 sq ft



250 kVA supply  
(upgradable to 1MV)



Less than a mile for  
M6 J2



Extensive modern  
offices



5.6m eaves height



Cross-dock with dock  
& level loading



Parking for over 150  
cars

Available to Let

Crosspoint 60, Geldgud Way

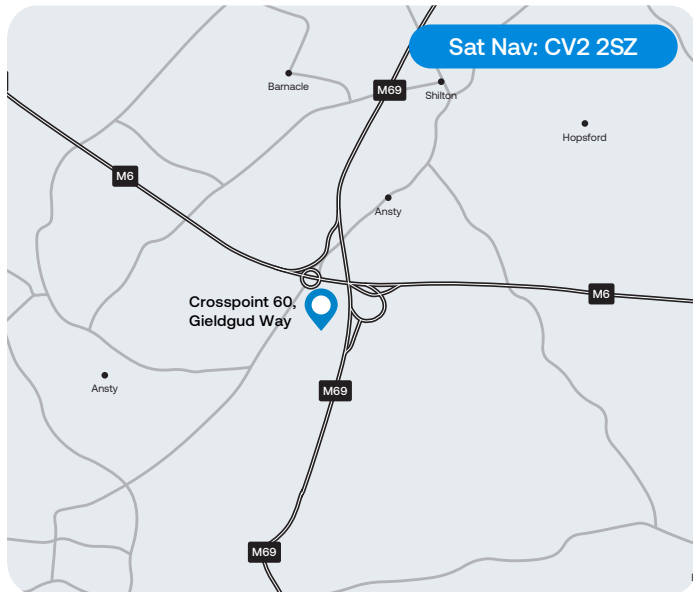
Geldgud Way

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## Location & Connections

Crosspoint 60, Gieldgud Way is strategically located on Crosspoint Business Park, on the eastern outskirts of Coventry. The site is just 0.8 miles (c. 3 minutes) from Junction 2 of the M6 motorway, providing excellent access to Birmingham, Rugby and beyond. The A46 Coventry Eastern Bypass and M69 are just 1 mile (c. 4 minutes) away. Coventry is a very popular industrial location due to its position in the “golden triangle”, with 90% of the British population being reached within 4 hours.





## Description

Crosspoint 60, Geldgud Way is a modern, high-specification industrial and manufacturing facility located at the heart of Cross Point Business Park. The unit is a cross dock facility benefitting from 2 yards at each end and dock & level loading doors. Purpose-built for advanced engineering and production, it provides inclusive industrial/warehouse space ideal for automotive, technology, logistics, and light manufacturing operations.

### Further information

**EPC**  
EPC is available upon request.

**Terms**  
Available on new full repairing and insuring leases.

**Legal costs**  
All parties will be responsible for their own legal costs incurred in the transaction.



### Accommodation:

| Unit               | Property Type     | Size (sq ft)  |
|--------------------|-------------------|---------------|
| Warehouse & canopy | Warehouse         | 49,794        |
| GF Office          | Office            | 2,906         |
| FF Office          | Office            | 2,866         |
| Mezzanine          | Warehouse/ Office | 7,189         |
| <b>Total</b>       |                   | <b>62,755</b> |

[Book a viewing](#)

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