

**fisher
german**

Unit 7, Stourport Road

Kidderminster, DY11 7QL

Leasehold
Industrial/Warehouse Unit

28,317 Sq Ft (2,631 Sq M)



To Let



Amenities



24/7 Access



Parking



Roller Shutter
Doors



Eaves Height
9,5m



Yard



Large HV
Power Supply

Unit 7, Stourport Road

28,317 Sq Ft (2,631 Sq M)

Description

The property is a detached warehouse/ industrial unit of steel portal frame construction with clad elevations under a pitched roof.

The property has two larger roller shutter doors and three smaller ones. The property benefits from 9.5m eaves height, large HV power supply, loading canopy, yard, LED lighting, concrete floor and ample onsite parking.

Location

Unit 7, Stourport Road is situated approximately two miles distant from Kidderminster and Stourport town centres, benefiting from main road access via the main A451 Stourport and Minster Road.

Stourport Road is a well-established trading location with a number of office, industrial and warehouse occupiers. The area is part of the South Kidderminster Enterprise Park being a key area of employment regeneration.

Accommodation

Description	Sq Ft	Sq M
Unit 7, Stourport Road	28,317	2,631

Locations

J5 M5: 12.2 miles

Kidderminster: 1.5 miles

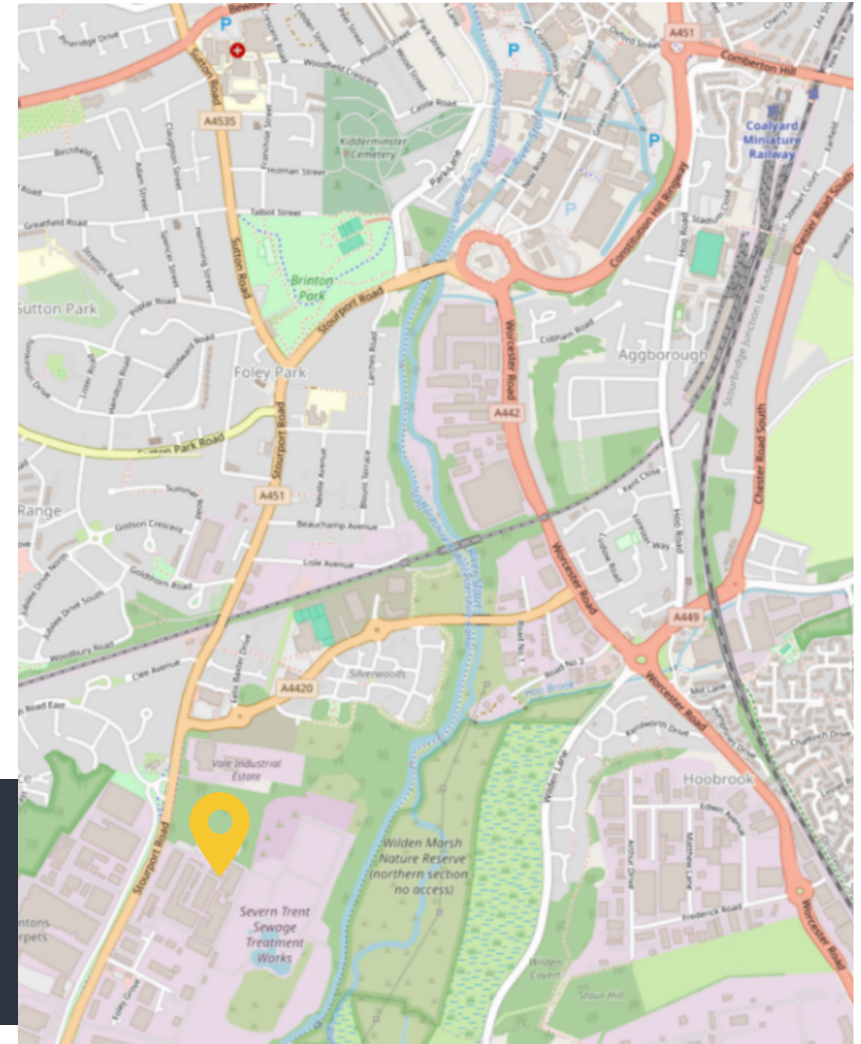
Birmingham: 21 miles

Nearest station

Kidderminster: 2.4 miles

Nearest airport

Birmingham International: 31.9 miles



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Further information

Guide Rent

Upon application.

Tenure

The property is available to let by way of a new full repairing and insuring lease for a term of years to be negotiated.

Business Rates

Occupiers will be responsible for paying business rates directly to the local authority.

Rates to be assessed upon occupation.
2025/2026 rates payable 55.5p in the £.

Services

We understand that mains services are connected to the building, namely mains water, electricity and mains drainage.

We confirm we have not tested any of the service installations and any occupiers must satisfy themselves as to the state and condition of such items.

EPC

The EPC rating to be confirmed.

Legal Costs

Each party to bear their own costs in relation to this transaction.

Service Charge

The tenant will pay an estate service charge relating to the maintenance and upkeep of the common areas.

Fixtures & Fittings

Any fixtures and fittings not expressly mentioned within these particulars are excluded from the letting.

Anti Money Laundering

The successful tenant will be required to submit information to comply with Anti Money Laundering Regulations.

References/Deposit

The successful tenant will need to provide satisfactory references for approval.

The landlord may also request a 3 or 6 month deposit.

VAT

VAT is chargeable in respect of this transaction.

Viewings

By prior arrangement with Fisher German or our joint agents G Herbert Banks.



Contact us



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Particulars dated August 2025. Photographs dated March 2025.



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