

Northside Business Centre, Birmingham, B18 4NR



TO LET

Modern Industrial/Workshop Units
Total (GIA) From 628 ft² - 1,052 ft²

Location

Northside Business Centre is conveniently located 2 miles north west of Birmingham City Centre. The estate is situated just off the A4040 and benefits from excellent connectivity to the main arterial routes in the area and the Birmingham Ring Road which is a short distance to the south and east.

The A41 is 2 miles to the north providing access to Junction 1 of the M5. Access to the M6 at Junction 6 can be gained via the A38 (M) Aston Expressway approximately 4 miles to the east.

Description

This units are of steel portal frame construction with part brick and block, part profile metal clad elevations.

All units benefit from roller shutter access and surfaced car parking to the front.

Each unit has minimum eaves height of between 2.5m to 3.5m.

Accommodation and Rental

Unit No	Size (ft2)	Rental (pa)
Unit 7	1,052	£10,520
Unit 12	628	£6,280
Unit 20	900	£9,000

VAT

All prices quotes are exclusive of VAT which is payable.

Service Charge

A small service charge is levied to cover the cost of maintenance and upkeep off communal areas and common services.

Business Rates

It is understood the units will benefit from 100% small business rate relief however this must be confirmed with the local authority and is subject to tenants' eligibility.

Energy Performance Certificate (EPC)

Available upon request from the agent.

Planning Use

We understand the property has planning for Use Class B2 (General Industrial) and B8 (Storage and Distribution).

Legal Fees

An easy-to-understand lease will be provided by the landlord at no cost to the tenant.

Each party to be responsible for their own legal cost incurred during this transaction.

Availability

The property is immediately available, subject to the completion of legal formalities.

Viewings

Strictly via the agent Siddall Jones on 0121 638 0500

