

**fisher
german**

Sanders Road Industrial Estate

Bromsgrove, B61 7DG

Leasehold
Industrial Units

746 - 1,932 Sq Ft (69.3 - 179.5 Sq M)



To Let



Amenities



24/7 Access



Loading Area



Roller Shutter Door



Translucent Roof Panels



Car Parking



Motorway

Sanders Road Industrial Estate

746 - 1,932 Sq Ft (69.3 - 179.5 Sq M)

Description

Sanders Road Industrial Estate comprises 22 industrial units of steel portal frame construction with brick elevations, surmounted by a clad roof incorporating translucent roof panels.

Internally, the units provide a mixture of warehouse and office accommodation with access provided via a roller shutter door.

Externally, each unit benefits from dedicated car parking and loading apron to the front of the unit.

Location

Sanders Road Industrial Estate is located to the south east of Bromsgrove town centre, within close proximity to the A38 approximately 0.5 miles west and the M5 motorway approximately 3.5 miles north. The estate comprises of twenty two industrial units, set within landscaped grounds, and is accessed via Sherwood Road.

Accommodation

Description	Sq Ft	Sq M
Unit 9	1,061	98.6
Unit 14	746	69.3
Unit 20	1,932	179.5

Locations

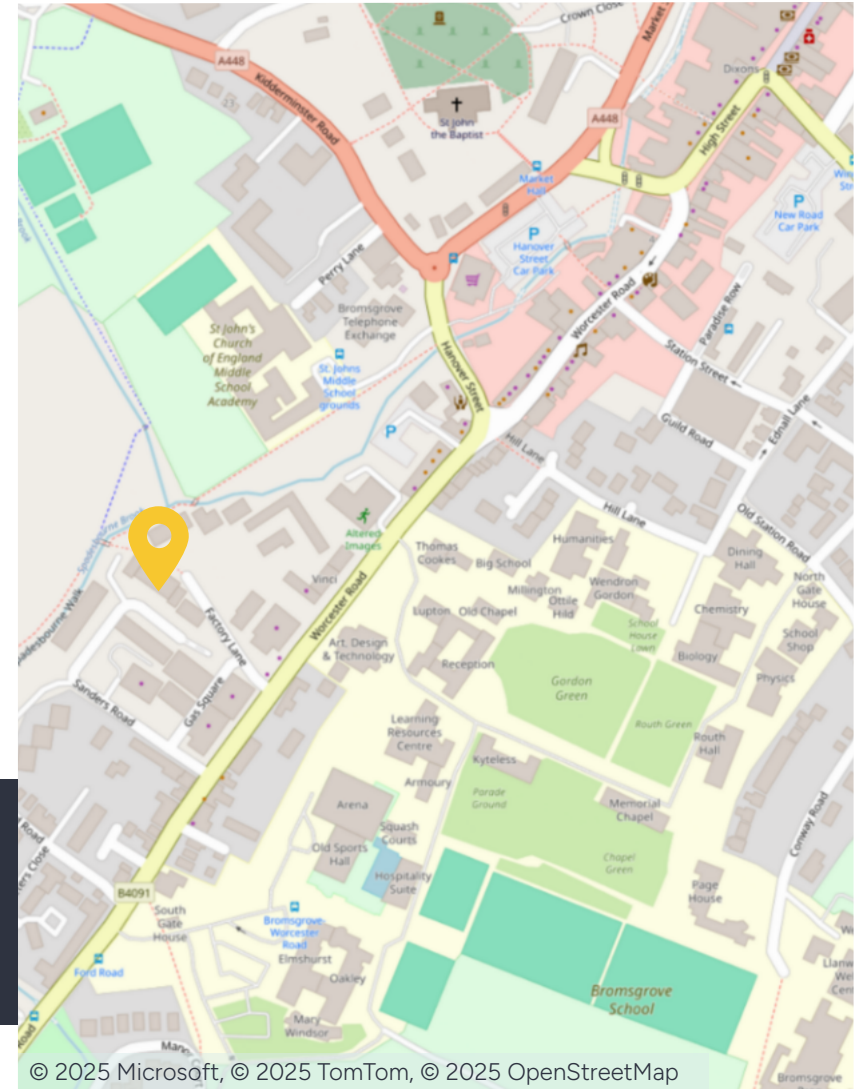
Bromsgrove: 1 mile
M5 J4: 3.5 miles
M42 J1 : 4.5 miles
Birmingham : 14 miles

Nearest station

Bromsgrove: 1.5 miles

Nearest airport

Birmingham International: 21.6 miles



Further information

Tenure

The property is available by way of a new full repairing and insuring lease on terms to be agreed.

Quoting Rent

Unit 9: £10,080 per annum exclusive of VAT

Unit 14: £7,460 per annum exclusive of VAT

Unit 20: £18,355 per annum exclusive of VAT

Business Rates

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

2026/2027 Rates Payable 0.432p in the £.

Services

Mains gas, water, electricity and drainage are all available on site.

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.

Legal Costs

A contribution will be payable towards the landlord's legal costs.

Service Charge

A service charge is payable in respect of the upkeep of the common parts.

Insurance

The landlord will insure the building and recover the cost from the tenant.

Fixtures & Fittings

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

EPC

The units have the following EPC ratings:

Unit 9: D

Unit 14: E

Unit 20: E

References/Deposit

The successful tenant will need to provide satisfactory references for approval. The landlord may also request a 3/6 month deposit.

Anti Money Laundering

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

VAT

VAT is payable in respect of this transaction

Viewings

Strictly by prior arrangement with the sole agents.

Contact us

Viewings by appointment only.

To arrange a viewing, please contact:



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Particulars dated May 2026. Photographs dated May 2026.



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