



Unit 16 Padgets Lane
Redditch, B98 0RA

Factory / Warehouse Unit

16,311 sq ft
(1,515.34 sq m)

- To be refurbished inc new roof
- Excellent connectivity
- 6.5m Eaves Height
- 24/7 Access
- Flexible Terms Available
- Ample Parking - 24 Spaces

Summary

Available Size	16,311 sq ft
Rates Payable	£45,120 per annum
Rateable Value	£94,000
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	C (69)

Description

Unit 16 is a semi-detached Factory / Warehouse Unit with integral two-storey Offices. The Unit is being refurbished to include a new roof with a 25 year warrantee. Internally, the Property benefits from private offices with suspended ceilings incorporating recessed lighting and carpet tiles.

Location

Padgets Lane is in an established location forming part of the South Moons Moat Industrial Estate within Redditch. Access to the units is via Coventry Highway and A435 which in turn link with the M42 J2 (3 miles) and J3 within 5 miles.

Terms

A term of 5 or more years available on a new Full Repairing and Insuring Lease.

Legal Fees

Each party to bear their own costs.

Annual Rent

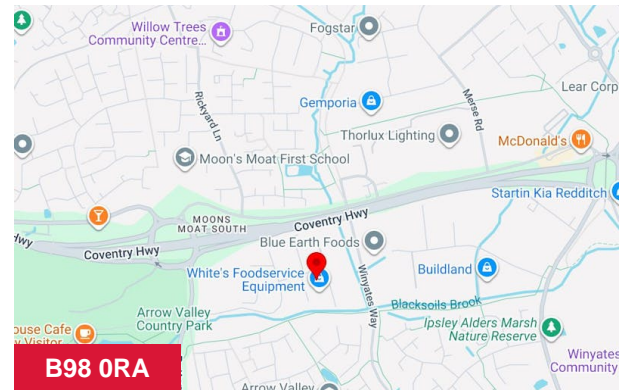
£POA

Estate Charge

An Estate Charge is payable to contribute towards the maintenance of the communal areas.

Viewings

Strictly by appointment with our Reception - 01527 584242.



Viewing & Further Information



Ben Truslove
01527 584242 | 07791 371032
ben@truslove.co.uk



Ian Parker
01527 584242 | 07977 008815
ian@truslove.co.uk



James Haynes
01527 584242 | 07534 005207
james@truslove.co.uk