



## Coleshill Trading Estate

Coleshill Trading Estate, Coleshill Industrial Estate, Birmingham, B46 1JP

**A well established trading estate with good roadside prominence within 3 miles of J4 of the M5 and 2 miles of J9 of the M42.**

**3,398 to 11,342 sq ft**  
(315.68 to 1,053.71 sq m)

- Under Refurbishment
- Roller Shutter Door Access
- Good quality office accommodation
- Dedicated parking adjacent to each unit
- Good Loading facilities
- 3 Phase electricity

# Coleshill Trading Estate, Coleshill Industrial Estate, Birmingham, B46 1JP

## Summary

<b>Available Size</b>	3,398 to 11,342 sq ft
<b>EPC Rating</b>	Upon enquiry

## Description

Coleshill Trading Estate is a well established estate in Coleshill and provides easy access to local amenities. Existing occupiers include Greggs located towards the front of the estate.

Units are available from 3,400 sq ft with opportunities to combine to create a larger space. Please enquire for further details on units under refurbishment.

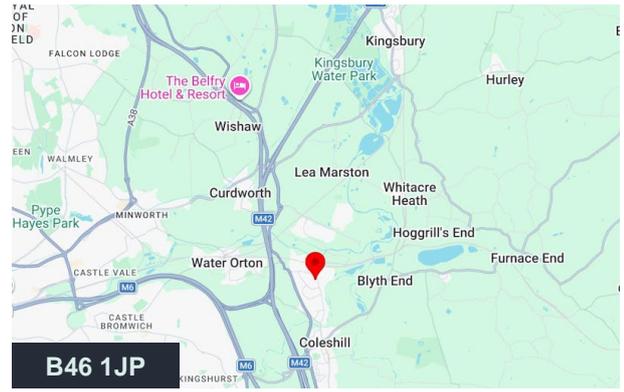
## Location

Coleshill Trading Estate is a well located trading estate situated adjacent to the main A446 dual carriageway. The estate is located within 3 miles of J4 of the M5, 2 miles from J9 of the M42 and J1 of the M6 Toll. This in turn provides easy access to the wider UK motorway network.

## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Unit - 32	3,420	317.73	Coming Soon
Unit - 33	3,398	315.68	Coming Soon
Unit - 37	4,524	420.29	Available
Unit - 49	3,432	318.84	Coming Soon
Unit - 50	3,639	338.07	Coming Soon
<b>Total</b>	<b>18,413</b>	<b>1,710.61</b>	



## Viewing & Further Information



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