

INDUSTRIAL, TRADE COUNTER, WAREHOUSE | TO LET

[VIEW ONLINE](#)



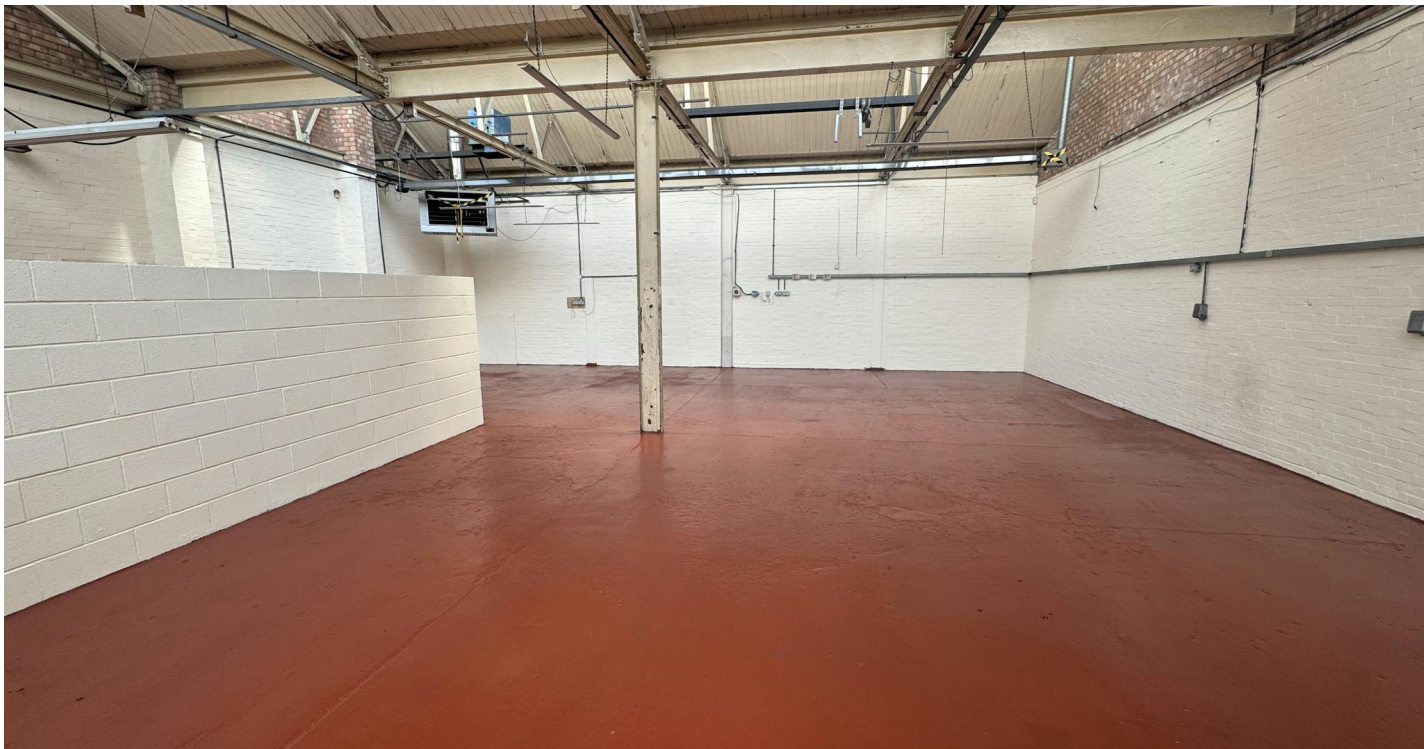
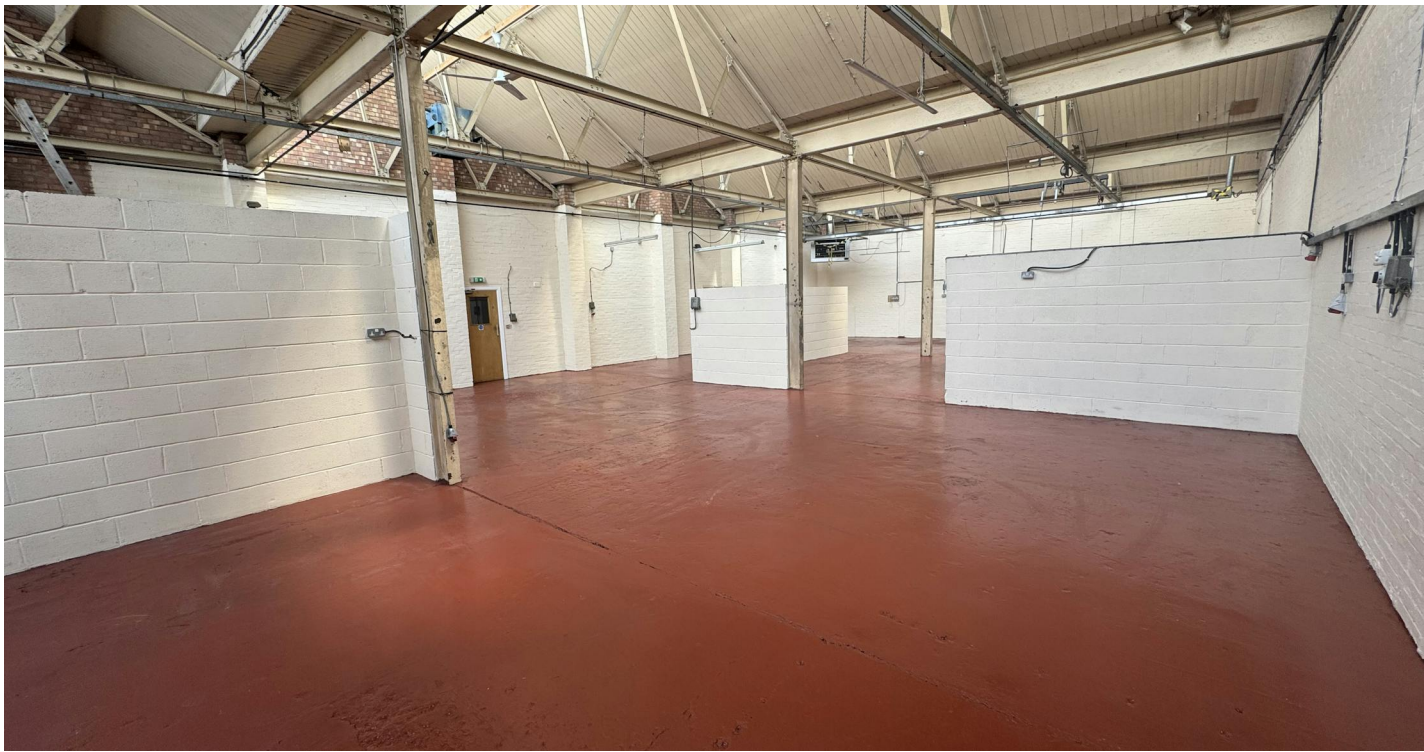
UNIT 68L, SAPCOTE INDUSTRIAL ESTATE, WYRLEY ROAD, BIRMINGHAM, B6 7BN

3,338 SQ FT (310.11 SQ M)

SIDDALL JONES
COMMERCIAL PROPERTY CONSULTANCY

Prominent Warehouse Premises Located in a
Popular Trading Location

- Quoting Rental- £26,000
 - Generous Parking
 - GIA 3,338 ft²
 - Level Loading Doors
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DESCRIPTION

The warehouse consists of steel portal frame construction, with a north-lit roof providing excellent natural light to the internal areas.

The unit offers flexible workshop and storage space, with level-loading access via a roller shutter door. Ancillary facilities include WC and kitchen areas.

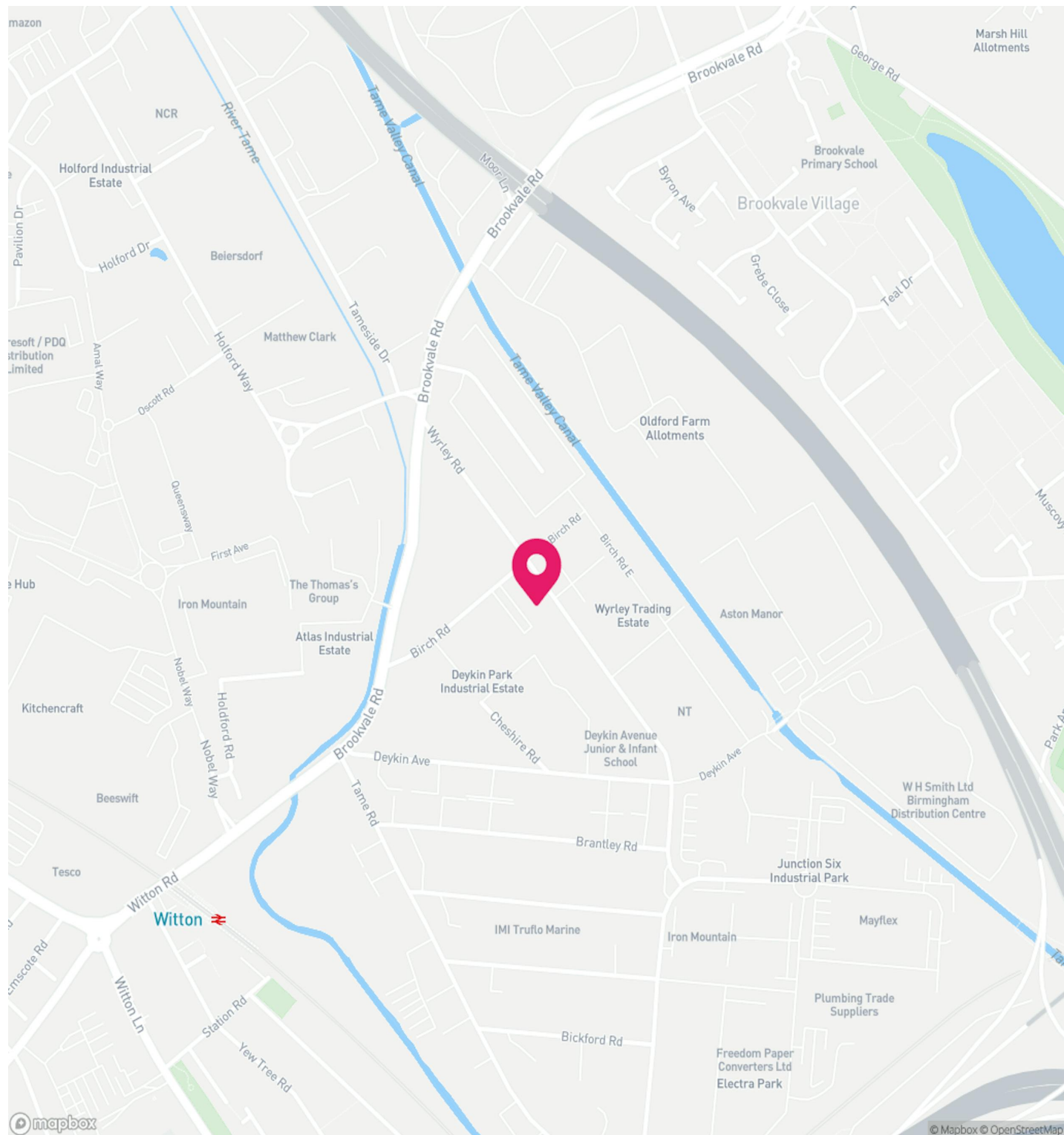
The premises offer good loading capabilities, with on-site parking available and additional on-street parking nearby.

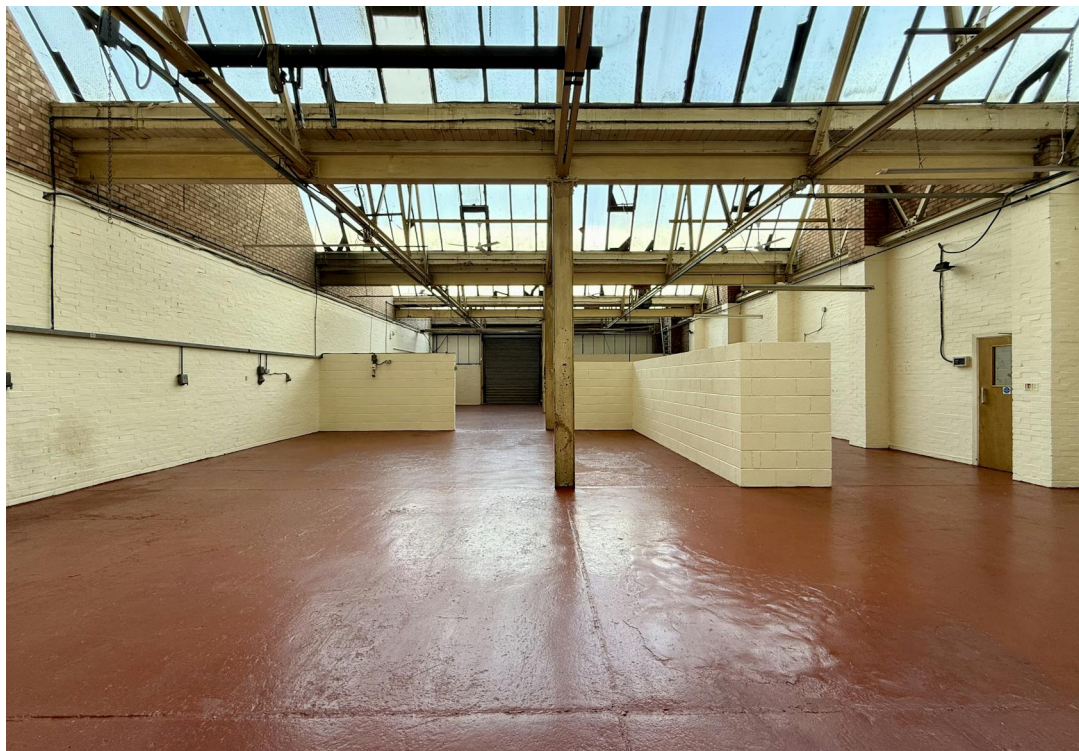


LOCATION

The property is situated on the established Sapcote Trading Centre off Wyrley Road only 2.5 miles north of Birmingham City Centre and adjacent to Junction 6 of the M6 motorway (Spaghetti Junction).

The property is within an established industrial area with access provided by the A38(M) Aston Expressway or A5127 Lichfield Road.





ENERGY PERFORMANCE CERTIFICATE

Available upon request from the agent.

SERVICES

We understand that the building has the benefit of all main services connected on, or adjacent to the subject property.

The agent has not tested the suitability of the connections and recommends that all interested parties carry out their own investigations as to their suitability.

VAT

To be confirmed

LEGAL FEES

Each party to bear their own costs

LEASE

The property is available to let on a new lease with length to be agreed.

RENT

£26,000 per annum

POSSESSION

The property is immediately available following the completion of legal formalities.

ANTI MONEY LAUNDERING

The successful applicant will be required to provide two forms of ID and proof/source of funds, to satisfy anti-money laundering protocols.

VIEWINGS

Viewings are strictly via the letting agent Siddall Jones.

CONTACT



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