

WAREHOUSE | TO LET

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CECIL STREET, HOCKLEY, BIRMINGHAM, B19 3ST

16,398 SQ FT (1,523.42 SQ M)

SIDDALL JONES
COMMERCIAL PROPERTY CONSULTANCY

Two Storey Warehouse Premises Located within
Close Proximity of the City Centre

- GIA 16,398 sq ft
 - Quoting Rental of £65,000 per annum
 - Two-Storey Industrial Premises
 - Currently Used for Food Storage and Production
 - Secure Yard to the Side Elevation
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DESCRIPTION

The property comprises an end-of-terrace industrial/warehouse unit of traditional brick construction beneath a pitched roof, with two-storey ancillary office accommodation to the front elevation.

Internally, the property provides a substantial open-plan warehouse area with two roller shutter loading doors, together with mezzanine accommodation which provides useful additional storage/production space. The warehouse benefits from existing catering and food production infrastructure, making it well suited to a range of industrial, storage, production or food-related uses.

The office accommodation is arranged over ground and first floor and provides a reception area, cellular offices, kitchen and male and female WC facilities.

Externally, the property benefits from a secure gated yard to the rear/side, enclosed by palisade fencing and accessed from Cecil Street, providing useful loading, external storage and vehicle parking.



LOCATION

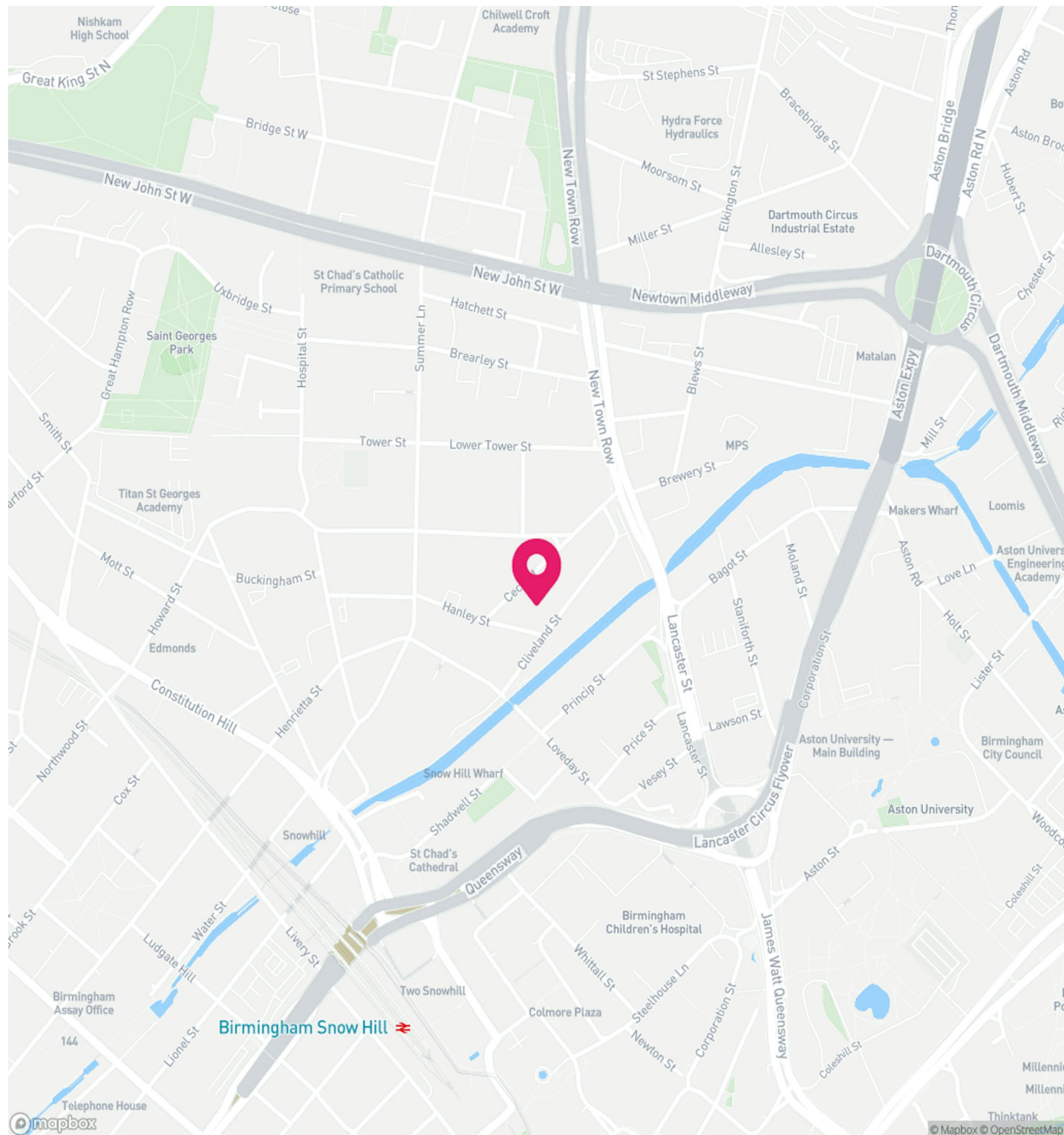
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The property is situated on Cecil Street, Hockley, Birmingham, B19 3ST, an established commercial and industrial location forming part of Birmingham's inner ring of mixed-use employment land.

Cecil Street connects directly to the Birmingham Middle Ring Road (A4540), providing immediate access to the principal arterial routes running into and out of Birmingham City Centre.

The A38(M) Aston Expressway, accessed via the Middle Ring Road, provides dual carriageway connectivity to Junction 6 of the M6 Motorway (Spaghetti Junction), approximately 2 miles to the northeast.

Birmingham City Centre lies approximately 1 mile to the south, with the Jewellery Quarter and Hockley town centre in close proximity.



AVAILABILITY

Name	sq ft	sq m	Availability
1st - Office	1,842	171.13	Available
Ground - Warehouse	8,202	761.99	Available
Mezzanine - Mezzanine Storage	6,354	590.31	Available
Total	16,398	1,523.43	

SERVICES

We understand that the property benefits from all mains services either on, or adjacent to the subject premises.

We recommend that all interested parties carry out their own investigations as to their suitability.

RATEABLE VALUE

£50,000

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

£65,000 per annum

POSSESSION

Available December 2026

EPC

E (106)

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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