

INDUSTRIAL, TRADE COUNTER, WAREHOUSE | TO LET

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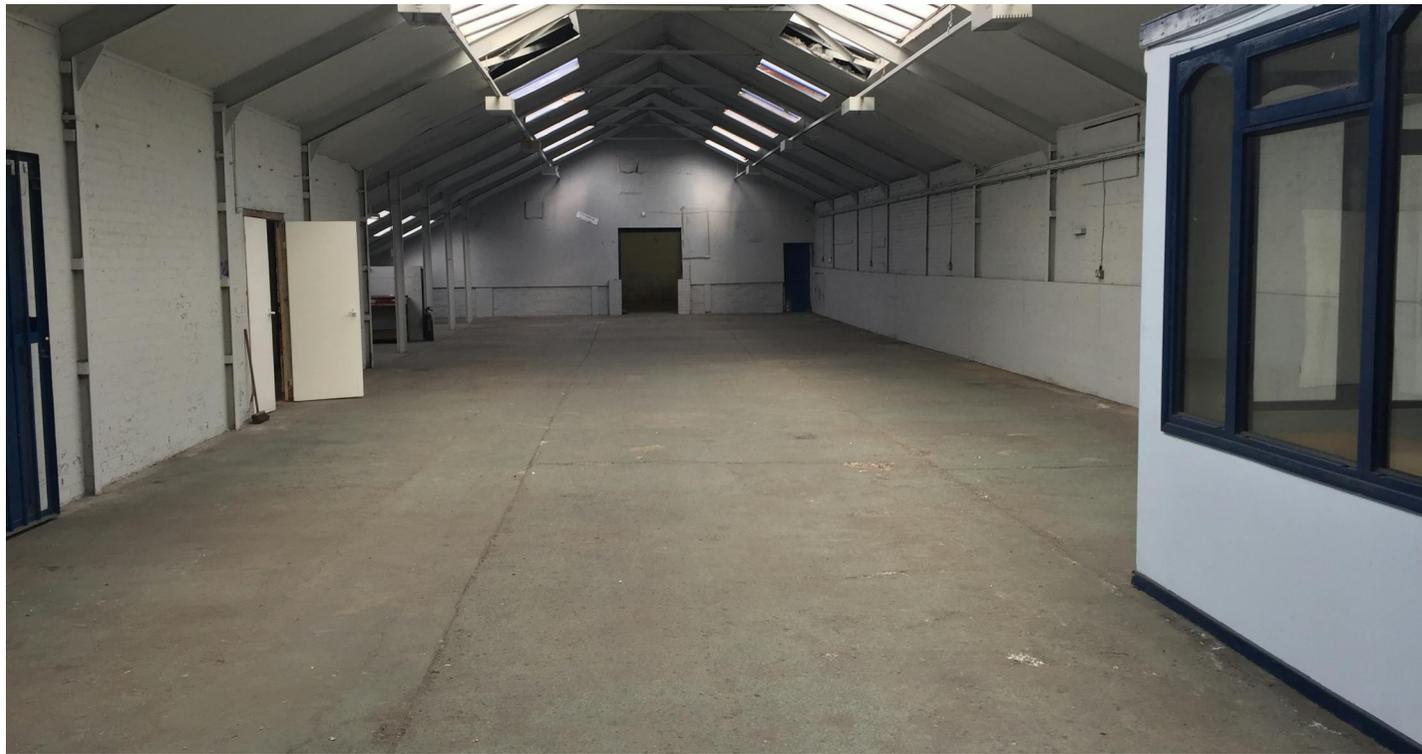
17 BANNERS STREET, HALESOWEN, B63 2SL

5,583 SQ FT (518.68 SQ M)

SIDDALL JONES
COMMERCIAL PROPERTY CONSULTANCY

Detached Warehouse/Workshop Premises with
Integral Offices

- Former Trade Counter Premises
 - Steel Portal Frame Construction
 - Integral Offices
 - Forecourt Car Parking
-



DESCRIPTION

The property comprises a detached single storey industrial warehouse/workshop premises of steel portal frame surmounted by a pitched insulated roof with translucent roof lights.

The warehouse benefits from full height brick elevations, concrete flooring, sodium lighting, electrically operated roller shutter access, max eaves of 17ft 9", three phase electricity, two WC's and kitchenette.

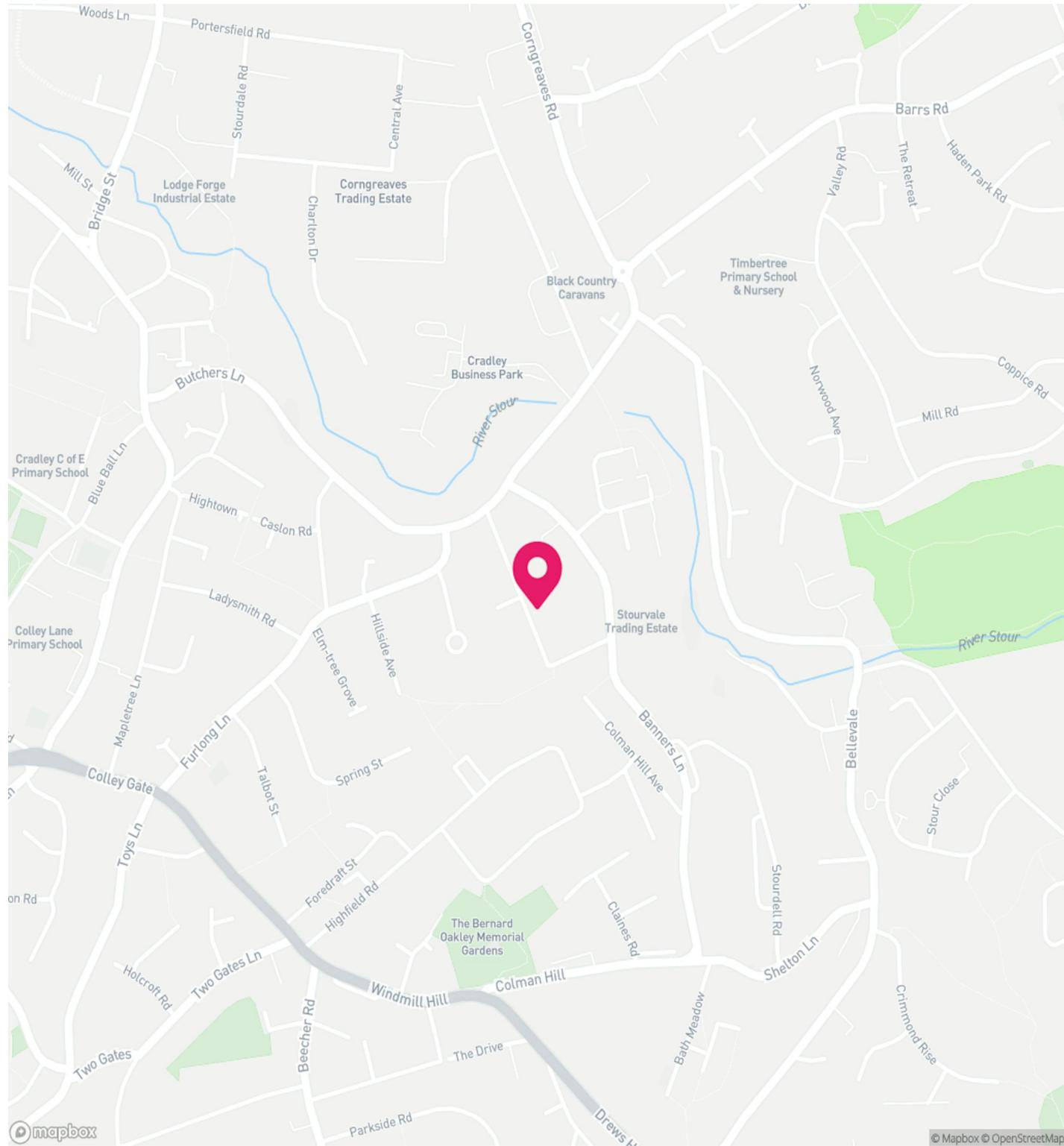
An integral office and reception area is situated to the front of the property.

Externally the property has generous forecourt car parking along with on street car parking.

LOCATION

The property is situated along Banners Street off Banners Lane and only a short distance from Cradley Heath town centre benefitting from convenient access to local shops and the railway station.

Excellent dual carriageway access links to the M5, Halesowen and Merry Hill Shopping Centre, all being within close proximity.



AVAILABILITY

| Name | sq ft | sq m | Availability |
|------------------|--------------|---------------|---------------------|
| Unit - Warehouse | 5,583 | 518.68 | Available |
| Total | 5,583 | 518.68 | |

SERVICES

We understand that all mains services are connected on or adjacent to the property.

The agents have not tested the services and prospective tenants are advised to make their own enquiries regarding the adequacy and condition of these installations.

SERVICE CHARGE

n/a

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

£27,000 per annum on a new lease with length and terms to be agreed.

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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