

INDUSTRIAL, TRADE COUNTER, WAREHOUSE | TO LET

[VIEW ONLINE](#)



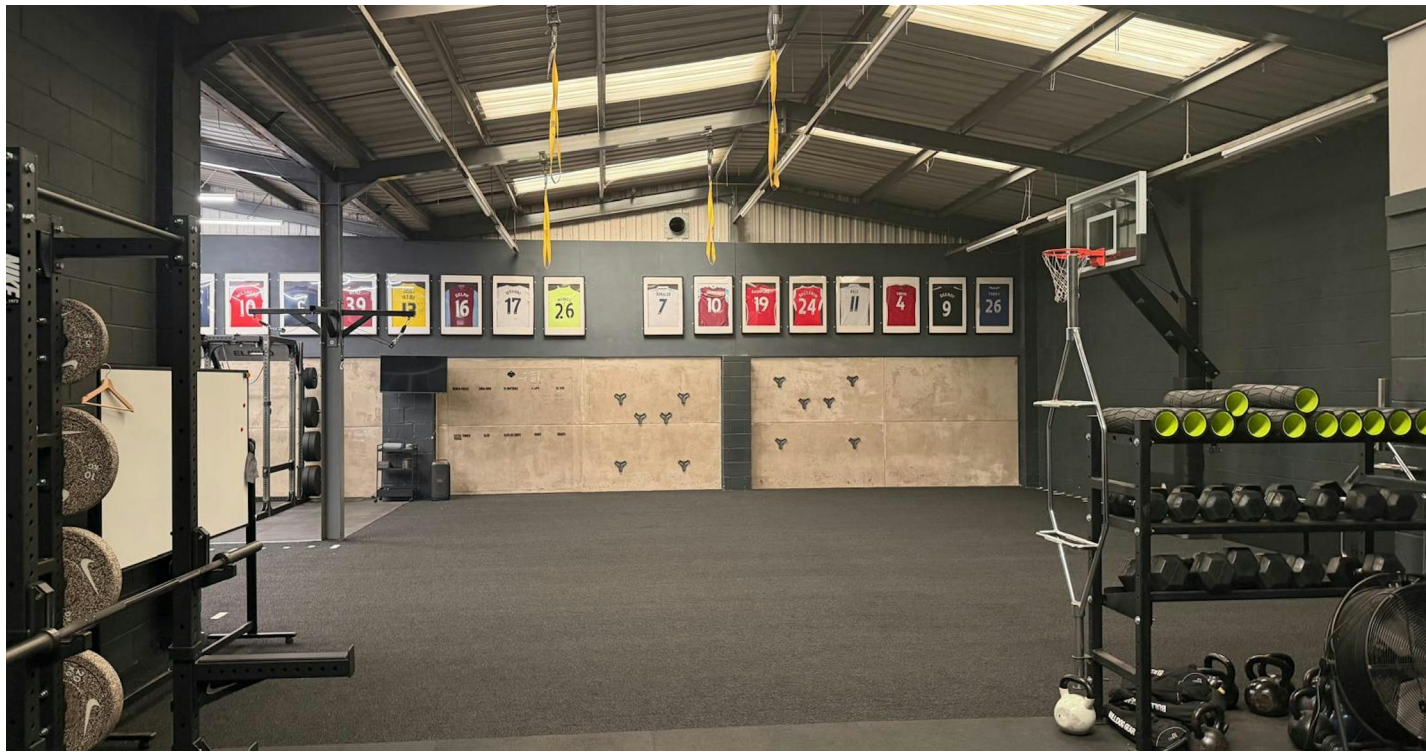
UNITS 8 AND 9, POPLARS INDUSTRIAL ESTATE, BIRMINGHAM, B6 7AD

3,633 SQ FT (337.52 SQ M)

SIDDALL JONES
COMMERCIAL PROPERTY CONSULTANCY

Modern Warehouse Facility within Close Proximity to J6 of the M6

- Modern Warehouse Premises
 - Two Interconnecting Units
 - Good Loading Access
 - Integral Offices & Welfare
 - Generous Eaves Height
-



DESCRIPTION

The property comprises two modern interconnected industrial/warehouse units of steel portal frame construction beneath a metal profile clad roof incorporating translucent roof lights.

The units have most recently been fitted out and occupied as a high-quality private training facility but are readily capable of being adapted for a wide variety of industrial, warehouse, trade counter, showroom, leisure or business uses (subject to any necessary consents).

Unit 8 provides predominantly open plan warehouse accommodation with a full-height roller shutter loading door, separate pedestrian entrance, small office, WC facilities and a useful mezzanine area providing additional ancillary accommodation.

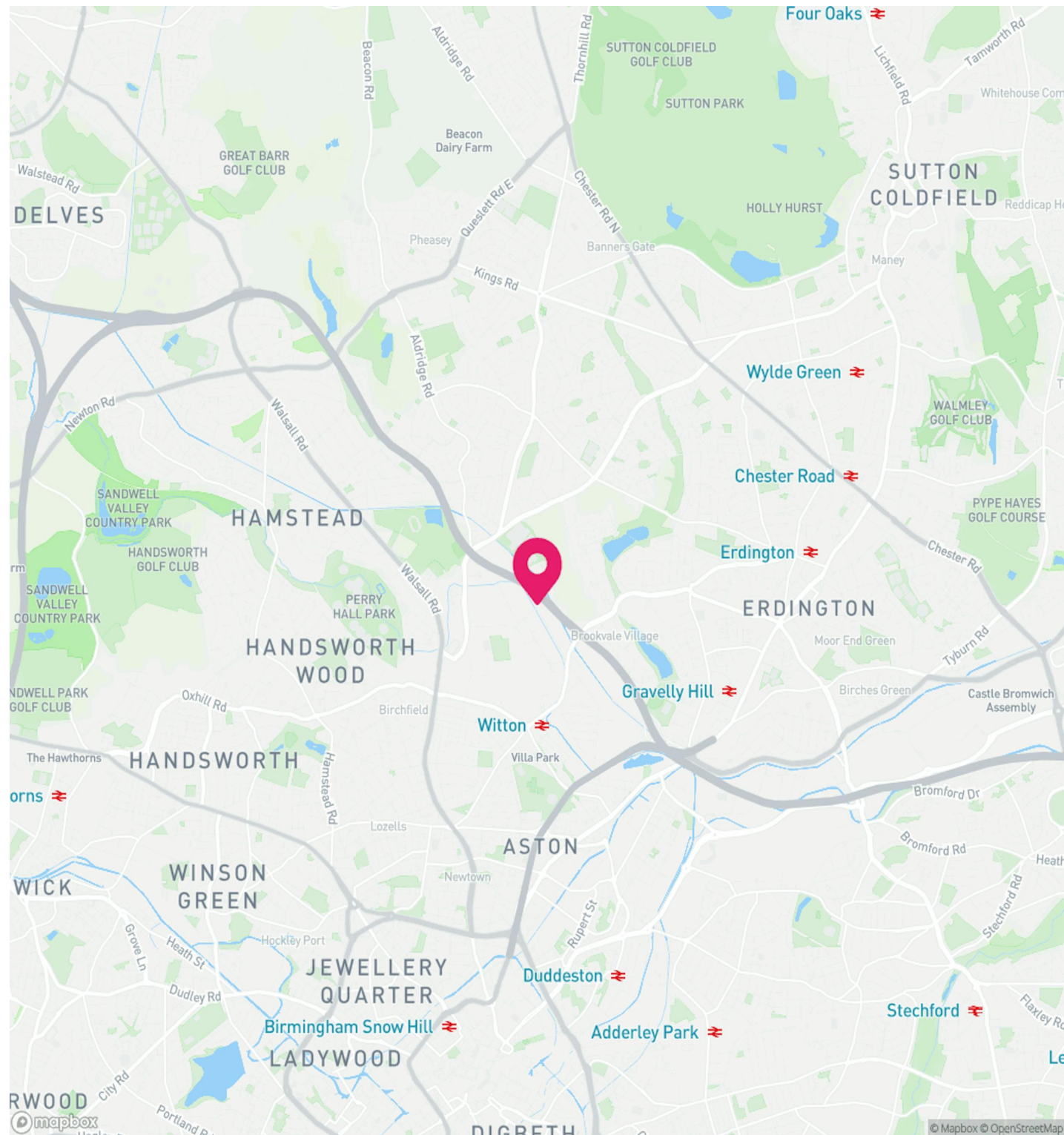
Unit 9 offers similar predominantly open plan accommodation with its own roller shutter loading door, ground floor office, WC facilities and first floor storage above.

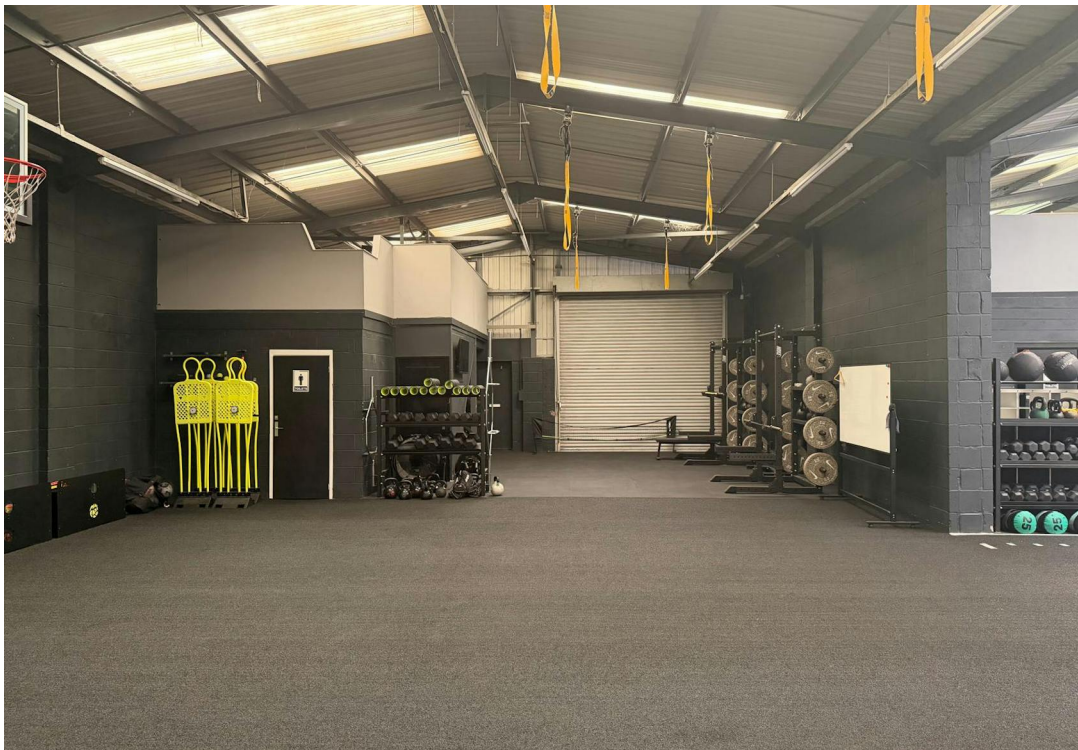
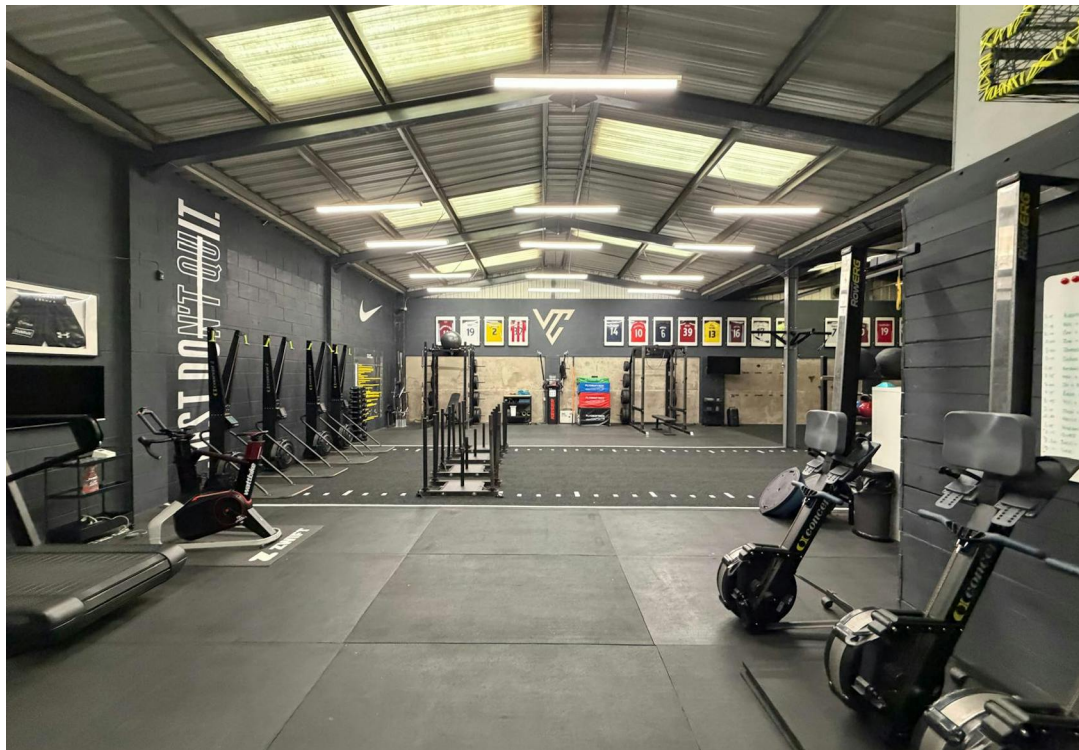


LOCATION

The property is situated on Poplar Drive, which is approached off Moor Lane. Moor Lane runs between College Road (A453) and Brookvale Road (A4040).

The property is located approximately 4 miles south from Birmingham City Centre. Junction 6 of the M6 motorway is located approximately 1.5 miles south from the subject premises, providing direct links into Birmingham City Centre and Wolverhampton. Perry Barr Train Station is located approximately 2 miles south west from the premises, providing regular links into Birmingham City Centre and Walsall Town Centre.





AVAILABILITY

Name	sq ft	sq m	Availability
Unit - Unit 8	1,801	167.32	Available
Unit - Unit 9	1,832	170.20	Available
Total	3,633	337.52	

SERVICES

We are advised all main services are connected to include mains gas, water and three phase electricity.

The agents have not checked and does not accept responsibility for any of the services within this property and would suggest that any in-going tenant or occupier satisfies themselves in this regard.

BUSINESS RATES

Interested parties are advised to make their own enquiries to Birmingham City Council on 0121 303 5511

PLANNING USE

We understand the property has planning under use classes B2 (General Industrial). The property may be suitable for alternative uses subject to obtaining the relevant planning permission and interested parties are advised to contact the Birmingham City Council Planning Department on 0121 303 1115

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

£39,963 per annum on a new lease with length and terms to be agreed. Alternatively, the landlord may give consideration to offering the units on an individual basis.

POSSESSION

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

EPC

C (62)

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



Edward Siddall-Jones

0121 638 0500
edward@siddalljones.com



Scott Rawlings

0121 638 0500
scott@siddalljones.com

The above information contained within this brochure is subject to contract. These particulars are for general information only and do not constitute any part of an offer or contract. All statements contained therein are made without responsibility on the part of the vendors or lessors and are not to be relied upon as statement or representation of fact. Intending purchasers or lessees must satisfy themselves, by inspection, or otherwise, as to the correctness of each of the statements of dimensions contained in these particulars. Generated on 20/07/2026

SIDDALL JONES

COMMERCIAL PROPERTY CONSULTANCY



SIDDALLJONES.COM