



INDUSTRIAL, WAREHOUSE | TO LET

[VIEW ONLINE](#)

For Indicative Purposes Only

46 BARN STREET, DIGBETH, BIRMINGHAM, B5 5QB

18,569 TO 44,803 SQ FT (1,725.12 TO 4,162.33 SQ M)

SIDDALL JONES
COMMERCIAL PROPERTY CONSULTANCY

Large Industrial Warehouse Premises Located in Digbeth which May be Suitable for Alternative Uses STP

- Floorplates of 18,569 ft² or 44,803 ft² Available
 - Quoting Rentals £92,500 and £200,000 Per Annum respectively
 - Dock Loading Bays Fronting Barn Street
 - Open Span Warehousing Space
 - First Floor Manufacturing and Mezzanine Space
 - Ground Floor Office Accommodation fronting Pickford Street
 - Two x Large Loading Doors
 - On Street Car Parking
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DESCRIPTION

The property comprises a number of interconnecting industrial units of steel truss and portal frame construction with full height brick construction surmounted by pitched insulated roofs with translucent roof lights.

Two large dock level loading doors off Barn Street provide accessible loading as well as pedestrian doors on the same frontage.

The warehouse accommodation benefits from concrete flooring, strip and high bay lighting, three phase power supply, gas fired ambi-rad and blower heating, WC and kitchen facilities.

Ground floor offices are situated to the rear of the property along the Pickford Street elevation.



LOCATION

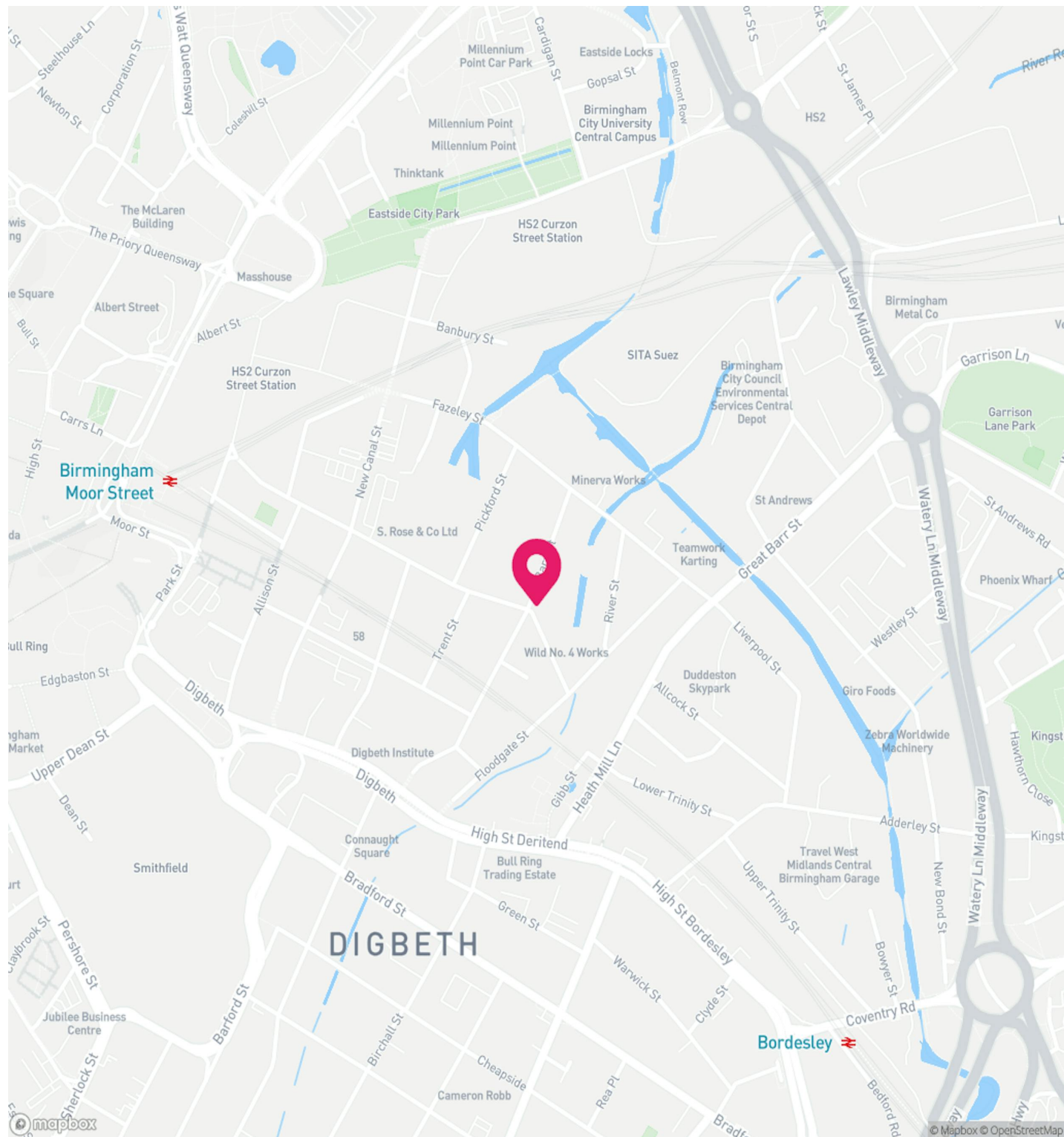
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The property is situated on Barn Street in the Digbeth area of Birmingham enjoying close proximity to the Bull Ring Shopping Centre and Custard Factory.

The property also backs onto Pickford Street with both streets being accessible from Fazeley Street and linking with Eastside and the proposed HS2 terminus at Curzon Street.

The nearby Great Barr Street provides access to A4540 Lawley Middleway, approximately 0.5 miles south of the A38 Aston Expressway.

Birmingham City Centre lies approximately 1/4 mile east with both New Street and Moor Street stations within walking distance.



BIRMINGHAM

The ideal place to work, where opportunity meets innovation!

Dynamic city centre: Immerse yourself in a vibrant hub boasting fabulous shops, diverse restaurants, and vibrant street entertainment. Explore stunning architecture and enjoy easy access to all amenities, fostering a productive and inspiring work environment.

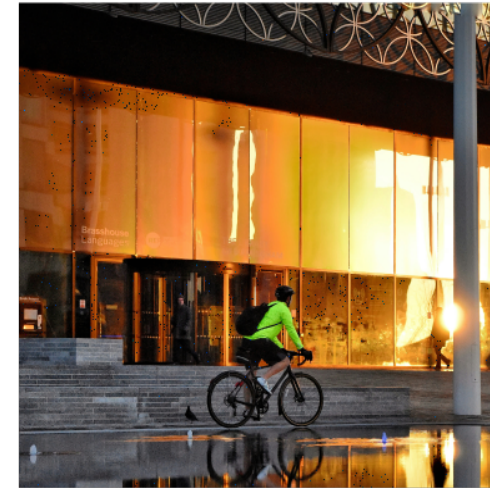
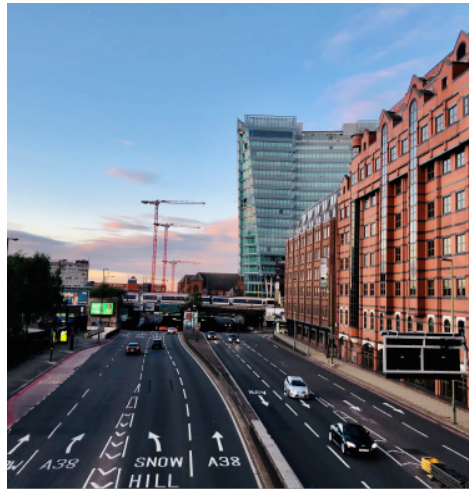
Effortless connectivity: Reach Birmingham Airport swiftly via the free Air-Rail Link, connecting directly to Birmingham International Railway Station. From there, frequent ten-minute trains to Birmingham New Street station provide seamless access to your workplace.

Central location, global reach: A strategic location offers quick train connections:

- Solihull: 8 mins
- Coventry: 20 mins
- London: 1 hr 15 mins
- Manchester: 1 hr 27 mins
- Cardiff: 1 hr 50 mins

Endless amenities: Indulge in diverse dining options, cultural richness, premier shopping, lively bars, exciting events, activities, and green spaces – all within Birmingham's city centre.

Join us in Birmingham: Experience a city where work-life balance thrives and opportunities abound. Birmingham awaits – where your professional journey begins!





SERVICES

We understand that all mains services are connected on, or adjacent to the subject premises.

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

SERVICE CHARGE

n/a

VAT

Not applicable

LEGAL FEES

Each party to bear their own costs

LEASE

Sublease

RENT

£92,500 - £200,000 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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