

TO BE REFURBISHED



Unit 3, Aston Fields Industrial Estate Bromsgrove, B60 3EX

Modern Factory warehouse

2,407 sq ft
(223.62 sq m)

- 2407 sqft GIA
- Eaves ht 4.7m
- Popular location
- Easy access to M42 and M5
- Integral office
- To be refurbished

Location

Aston Fields Trading Estate is an attractive secure and well landscaped Industrial Estate situated on Aston Road, just off the main A38. Access to Junction 1 of the M42 is approximately 3 miles away.

The Estate benefits from communal parking together with extensive security including CCTV and an electronically operated security gate.

Description

The Unit comprises a single-storey concrete framed Warehouses with insulated profile roof containing UPVC roof-lights. The Unit benefits from roller-shutter door access with an eaves height of approximately 15'6" (4.75 m).

Office accommodation is provided to the front, together with separate male and female WCs.

Gross Internal Area (GIA) 2,407 sq ft (224 sq m).

Outside there is ample loading and unloading space together with car parking.

Rent

£22,500 per annum plus VAT

EPC

C73

Tenure

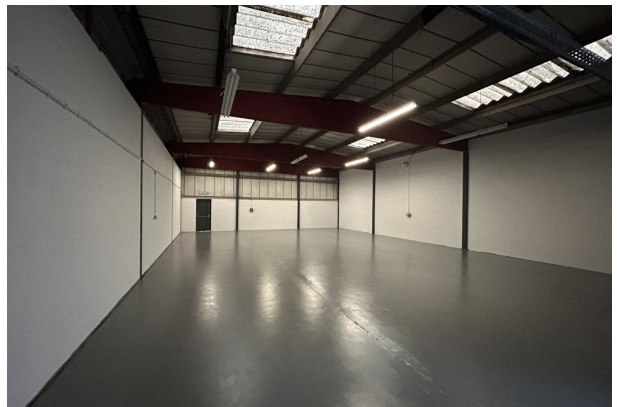
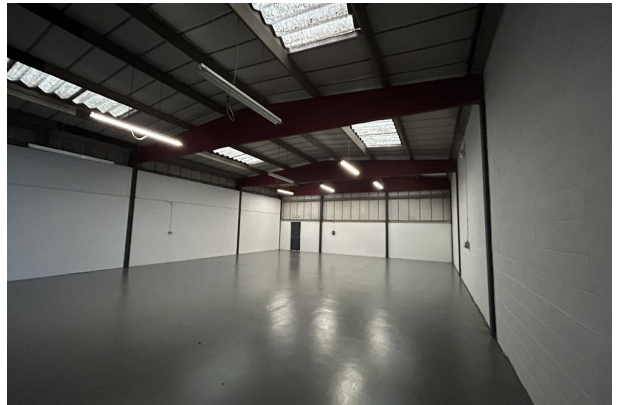
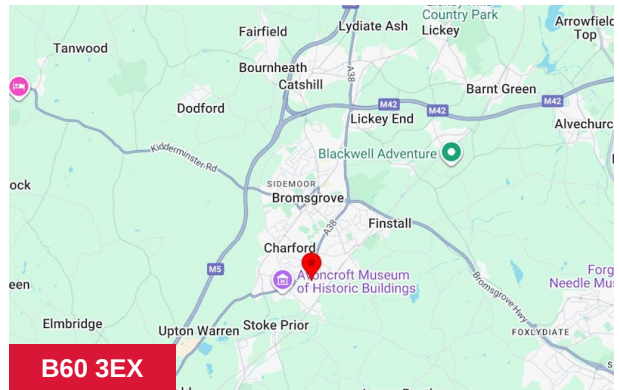
A new business lease for a term of 5 or more years.

Legal Fees

Each Party to beat their own fees.

Viewing

Strictly by appointment with our reception on 01527 584242



Viewing & Further Information



Ian Parker
01527 584242 | 07977 008815
ian@truslove.co.uk

The above information contained within this email is sent 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 09/10/2025