



Unit 7, Aston Fields Industrial Estate
Bromsgrove, B60 3EX

Modern Factory warehouse

2,278 sq ft
(211.63 sq m)

- 2278 sqft GIA
- Eaves ht 4.7m
- Popular location
- Easy access to M42 and M5
- Integral office
- Fully refurbished

Summary

Available Size	2,278 sq ft
Rent	£22,500 per annum
Rateable Value	£22,750
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	Upon enquiry

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 t, together with separate male and female WCs.

Gross Internal Area (GIA) 2,278 sq ft (212 sq m).

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

Rent

£22,500 per annum plus VAT

EPC

tbc

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

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