

Units 1C - 2D, Greenlight Kings Heath

Warstock Road, Birmingham, B14 4ST

Greenlight Kings Heath is an impressive new development made up of 10 trade and industrial units set 7 miles south of Birmingham city centre

3,601 to 10,805 sq ft

(334.54 to 1,003.82 sq m)

- Approximately 4.6 miles from Junction 3 of the M42 Motorway
- EPC A+
- Available Now

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Summary

Available Size	3,601 to 10,805 sq ft
Rent	Rent on application
Business Rates	N/A
Service Charge	N/A
EPC Rating	Upon enquiry

Description

3,601 sq ft - 10,805 sq ft, with the ability to combine units. Established leading brands already on-site include ScrewFix, Howdens, Gap Plastics, Headlam Group plc and McDonald's.

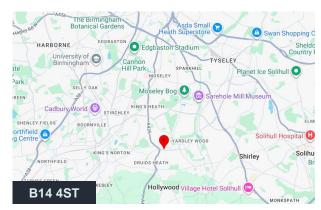
Location

Situated north of Warstock Road in Kings Heath, just off the A435 Alcester Road, the site is approximately 7 miles south of Birmingham City Centre and around 5 miles north of Junction 3 of the M42 Motorway.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Unit - 1C	3,611	335.47	Available
Unit - 2B	3,601	334.54	Available
Unit - 2C	3,602	334.64	Available
Unit - 2D	3,602	334.64	Available
Total	14,416	1,339.29	







Viewing & Further Information



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Tom Morley (Harris Lamb)



Last few remaining trade / warehouse units 3,601 sq ft – 10,805 sq ft





A progressive new development

Greenlight Kings Heath is a new & impressive sustainable urban-logistics development, which includes 9 trade / warehouse units, available for immediate occupation.

Last few units remain, ranging from 3,601 sq ft - 10,805 sq ft, with the ability to combine units. Established leading brands already on-site include Screwfix, Howdens, Gap Plastics, Headlam Group plc and McDonald's.

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1,140,500

population of Birmingham

10.6%

of all local employment is in manufacturing - above the national average of 7.8% 21,000

people working in the transport and storage sector

£3,68bn

of investment infrastructure is under development in Birmingham



BREEAM Excellent



EPC A+



Low Air Permeability



Cycle Parking



10% Roof Lighting



PV Panels Installed



EV Charging



Net Zero Carbon Operations Enabled



£50 Clean Air Zone Savings Per Day For HGV*



Highly Efficient Thermal Envelope Reinforced Steel to Allow PV Panels Across the Roof



Unit	Sq M (GIA)	Sq Ft (GIA)
Unit 1A		LET
Unit 1B		LET
Unit 1C	335	3,611
Unit 1D		LET
Unit 2A		LET
Unit 2B	335	3,601
Unit 2C	335	3,602
Unit 2D	335	3,602
Unit 2E		LET
Total	6,845	73,679







1 Electric Level Access Door 6.5m Eaves Height 30 KN/sq m Floor Loading



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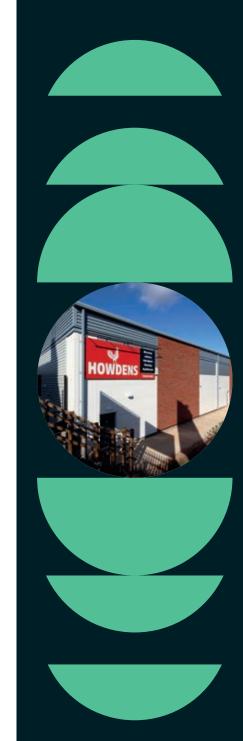
1 EV Charging Space Per Unit 3 Phase Power Supply Ability to Combine Units





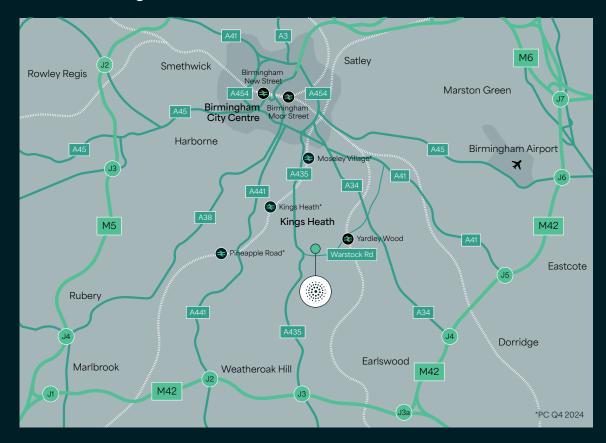
Secure Site with CCTV Monitoring

Dedicated Car Parking 24/7 Access





Birmingham, B14 4ST



Warstock Road, Kings Heath Birmingham, B14 4ST ///lease.nods.signal

greenlight-urbanlogistics.com/kingsheath



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Client funds advised by

DELANCEY Coltham

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