

TRADE COUNTER, WAREHOUSE | TO LET

[VIEW ONLINE](#)



10 UPPER GOUGH STREET, BIRMINGHAM, B1 1JG

6,200 SQ FT (576 SQ M)

SIDDALL JONES
COMMERCIAL PROPERTY CONSULTANCY

City Centre Trade Counter/Warehouse, Suitable
for Various Uses - STP

- 14 parking spaces
 - Open Plan Accommodation for Office
 - A Modern Single Bay Unit of Steel Portal Frame Construction
 - A Pitched Insulated Roof
 - Close by to The Mailbox & The Cube
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DESCRIPTION

A rare opportunity to acquire a prime warehouse/trade counter premises in the heart of the city centre, being situated within proximity to the Mailbox and New Street Station.

The property comprises a modern single bay unit of steel portal frame construction with full-height brick/block infill surmounted beneath a pitched insulated roof incorporating translucent roof lights.

The warehouse benefits from concrete flooring, two roller shutter doors with access to the side yard, WC facilities, and a minimum eaves height of 2.8m rising to 6.17m in the apex.

A first floor provides is accessed via an integral staircase and provides open plan accommodation for office or additional storage.

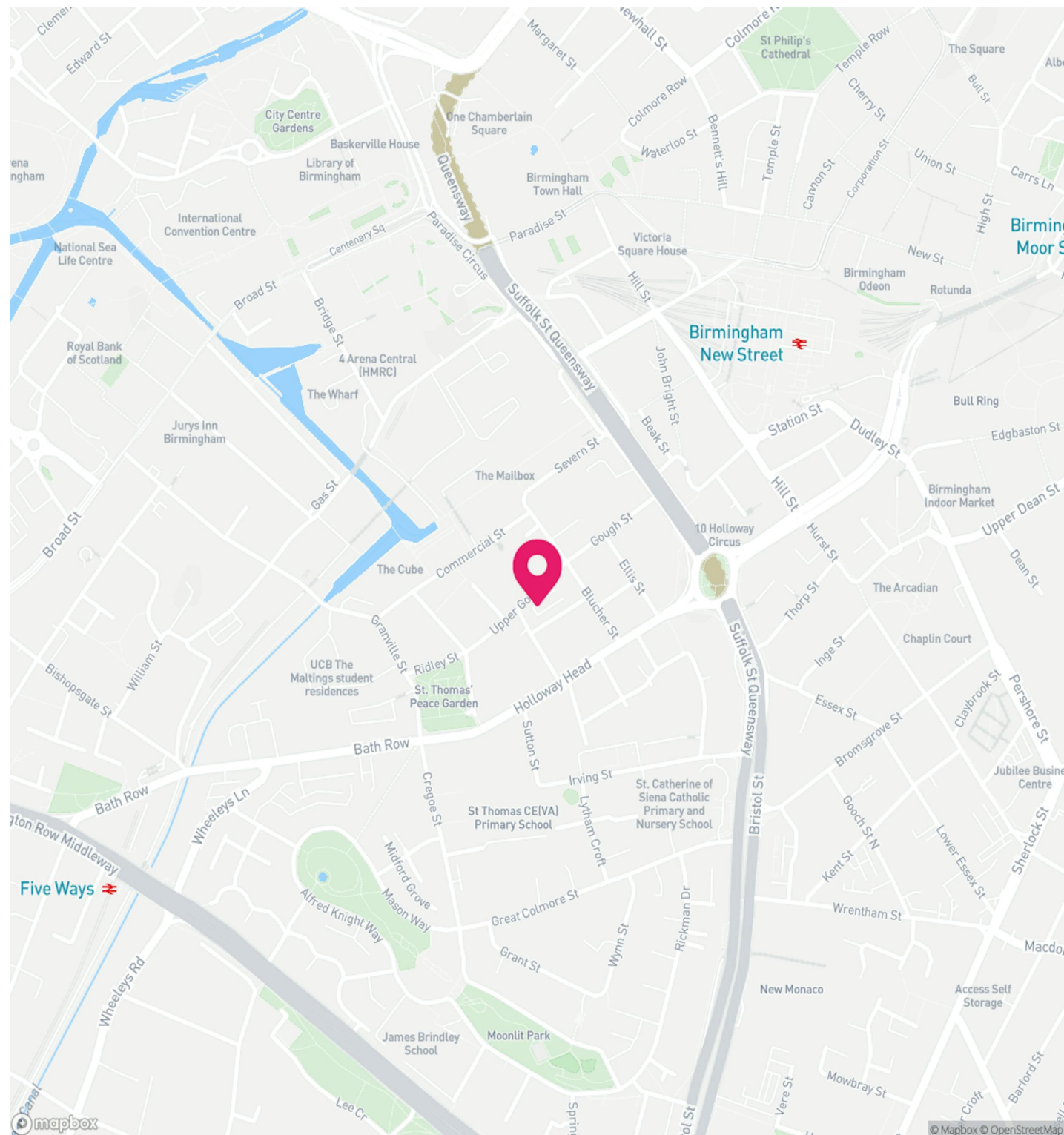
Externally, the property benefits from a secure car park with car parking for approximately 14 cars.



LOCATION

The property is located on Upper Gough Street in a mixed residential and commercial location close to Birmingham's iconic Mailbox development.

The property is accessed from Holloway Head (B4127) and is near the A38 providing direct access to Birmingham City Centre.



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.

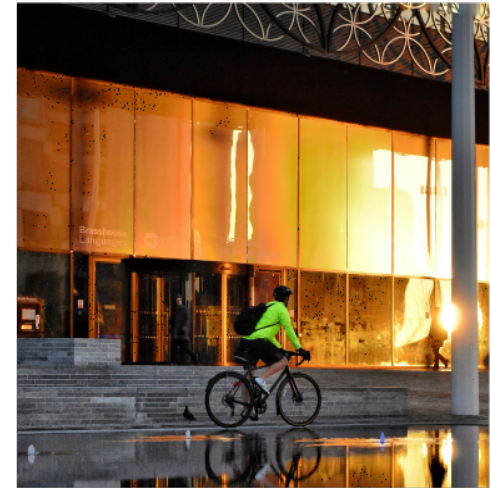
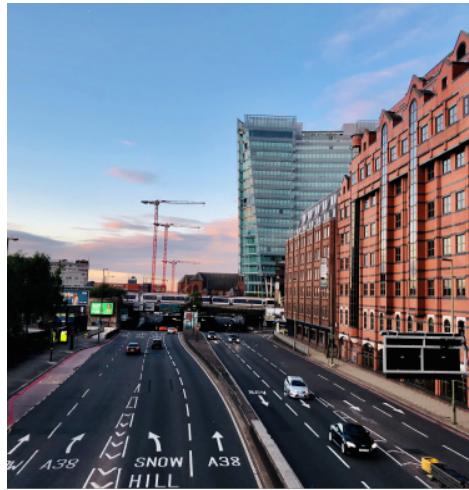
Effortless connectivity: Reach Birmingham Airport swiftly via the free Air-Rail Link, connecting directly to Birmingham International Railway Station. From there, frequent ten-minute trains to Birmingham New Street station provide seamless access to your workplace.

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!







SERVICE CHARGE

n/a

RATEABLE VALUE

£28,750. Rates Payable: £14,000 pa approx

VAT

Not applicable. All prices quoted are exclusive of VAT which we understand is not payable.

LEGAL FEES

Each party to bear their own costs. Each party to be responsible for their own legal costs incurred during this transaction.

LEASE

The property is available to let on a new lease with length to be agreed.

RENT

£81,000 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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