



Prominent frontage on to the A38



Trade consent for B1(C), B2 and B8 uses



30% Of floor space useable for trade sales

TO LET

**TRADE COUNTER/
WAREHOUSE UNITS**

908-7,018 sq ft (84.4-651.9 sq m)

**B | Birmingham
Trade Park**

Kingsbury Road, Erdington B24 9PS

LOCATION

Birmingham Trade Park is prominently located fronting the A38, Kingsbury Road in Erdington. This prime position is ideally situated for Trade Park occupiers being opposite Jaguar Land Rover, and close by to the Ravenside Retail Park and The Fort. The location provides easy access to the M6 Motorway, with Junction 5 just 1 mile away.



M6 (J5) 1 mile



Close by to the Ravenside Retail Park and The Fort

Surrounding Operators



DRIVE TIMES



DESTINATION

MILES

M6 (J5)	1
Erdington Railway	1.5
Birmingham City Centre	5
Birmingham Airport	8



B | Birmingham Trade Park

B24 9PS



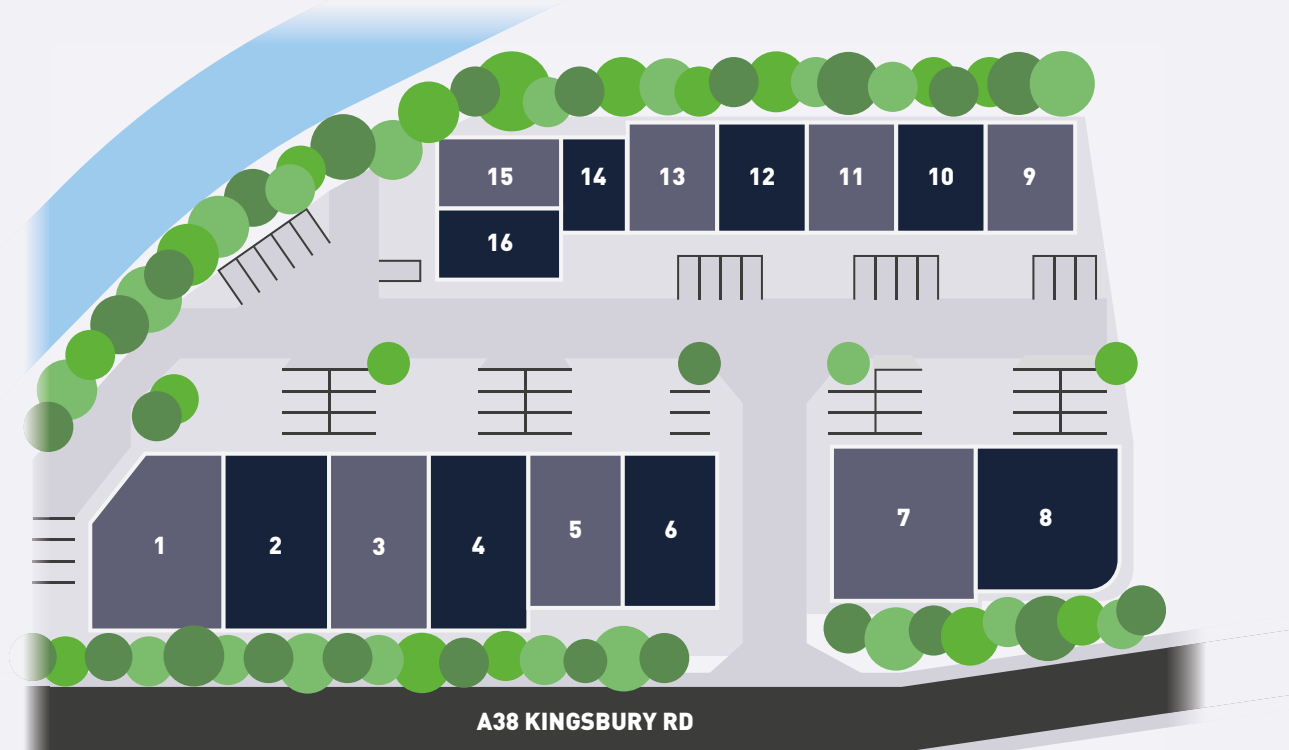


DESCRIPTION

Each unit comprises modern trade/warehousing space benefiting from:

- Minimum clear heights of 6.1m
- 30kN per sq m floor loading
- 3 phase electricity
- Consent for 33% ancillary trade sales
- Electrically operated loading doors
- First floor level for office or storage use

908-7,018 sq ft
(84.4-657.9 sq m)





TERMS

The units are available on a leasehold basis for a term to be agreed.

EPC

Available upon request

VAT

All prices quoted are exclusive of VAT, which may be chargeable.

Viewing is strictly appointment through the sole agents:

Letting Agents

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