



B33 8BU

INDUSTRIAL

Stechford Trading Estate, Lyndon Road,
Stechford, Birmingham B33 8BU



NORTHERN TRUST
INVESTMENT | DEVELOPMENT | REGENERATION

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INDUSTRIAL



- ESTABLISHED LOCATION
- FLEXIBLE LEASES
- COMPETITIVE RENTS
- IMMEDIATE OCCUPATION
- RENT INCENTIVES AVAILABLE
- 3 PHASE ELECTRICITY
- PURPOSE BUILT OFFICE
- GATED SITE
- EXTERNALLY MONITORED CCTV
- EAVES HEIGHT 2.79M
- HEIGHT TO HAUNCH 4.38M



INDUSTRIAL

TO LET

SIZES FROM

1,311 - 2,744 SQ FT
(121.8 - 254.9 SQ M)

Over 200 locations throughout the Midlands and the North



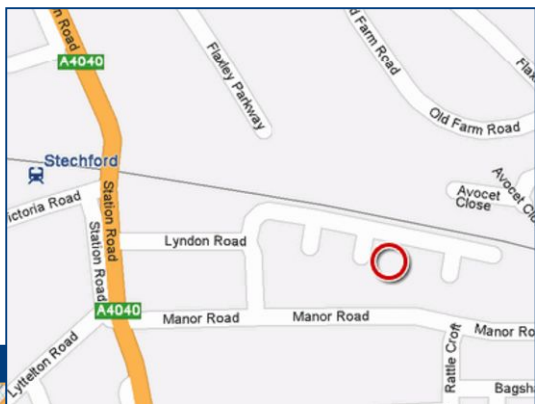
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Location

Stechford lies in an excellent strategic location to the East of central Birmingham within close proximity to Junctions 4, 4a and 5 of the M6 motorway.

The M42 via the A45 is also close to the Estate.



Description

The property comprises 20 purpose built industrial units arranged in 5 terraces, ranging in size from 1,311 sq ft to 2,744 sq ft.

The self contained units are of steel portal frame construction with concrete floors and a mono-pitched roof. There is a separate personnel entrance leading to office and toilet accommodation.

Terms

Units are available to let on new flexible 3 year leases incorporating annual break options.

There is a standard short form lease, enabling businesses to move in quickly with minimal fuss and no legal fees.

Availability

Details of available units and rents are shown on the accompanying schedule. All rents and other outgoings will be subject to VAT.

Viewing and Further Information

For viewing and further information, please contact **Dawn Webster on 0121 523 2929**.

SUBJECT TO CONTRACT

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Whittle Jones - Midlands

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