WAREHOUSE/STORAGE/TRADE COUNTER

UNIT 2 | COLESHILL TRADE PARK | STATION ROAD | COLESHILL | WEST MIDLANDS | B46 1AT |





available

- Two miles to M6 & easy access to M42, M6 Toll.
- Six miles from NEC and Birmingham International Airport.
- Suitable for general industrial / warehouse and trade counter.
- Integrated electric security shutters.
- Fully glazed entrances.
- Security gates and generous parking provision.
- Electrically operated loading doors.



UNIT 2

TO LET

WAREHOUSE/STORAGE/ TRADE COUNTER

LOCATION

Coleshill Trade Park is located on Station Road, which runs parallel to the A446 dual carriageway giving direct access to junction 9 of the M42 (2 miles), junction 1 of the M6 Toll (2 miles) and junction 4 of the M6 (2 miles). The National Exhibition Centre, Birmingham Airport and Birmingham International Railway Station are a short drive away and easily accessible via junction 6 of the M42.

DESCRIPTION

Coleshill Trade Park benefits from prominent frontage onto Station Road.

The Park provides 31,966 sqft (2,969 sqm) of comprehensively refurbished accommodation in 11 units, ten of which are now let.

Each unit features 3.6m eaves height, dedicated car parking and loading areas.

The Park is less than a mile from Coleshill Parkway railway station and Coleshill town centre.

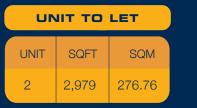


USE

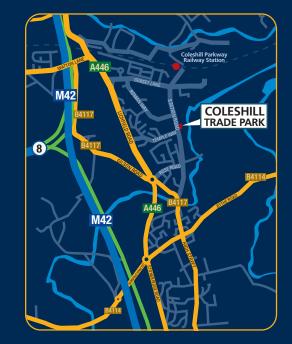
It is understood the property is suitable for uses falling within classes E(g) (formerly B1), B2, and B8. Interested parties are advised to make their own enquiries with North Warwickshire Borough Council.

ENERGY PERFORMANCE CERTIFICATE

Energy Performance Asset Rating: B47



COLESHILL TRADE PARK, STATION ROAD, COLESHILL, WEST MIDLANDS B46 1AT











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Rear of unit