

INDUSTRIAL
SPACE

TO LET

NEWTOWN ROW,
NEWTON,
BIRMINGHAM



ADDRESS AND SIZE

Newton, Birmingham, B6 4QZ

5,000sq ft in total

SUMMARY

This site offers a 3,500 sq ft warehouse with 1,500 sq ft of offices less than 1.5km from Birmingham City Centre.

VIEWING

Arrange a viewing with one of our property team using contact details below. Pall Mall Estates have a wide range of low cost commercial properties across the UK. Get in touch with us today!

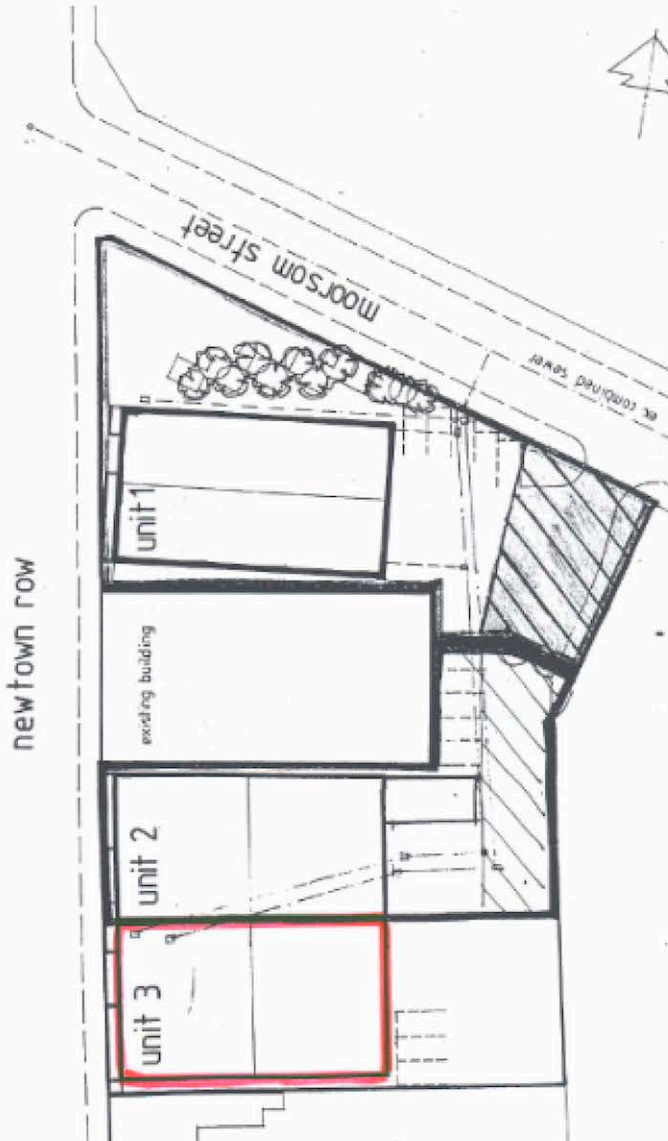
GET IN TOUCH

☎ 0121 228 0000

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High value, low cost, flexible business
space to let throughout the UK



THE PALL MALL PROMISE

With almost 5.5 million sq ft of business space in over 100 locations throughout the UK, Pall Mall Estates lets business space to over 350 businesses. We understand how crucial to your company the value you get from your business space is, not in just the low cost of the space, but the value of the terms too. Our customer focused approach to leasing means whether your company is a start up business or well established and looking to expand or downsize Pall Mall will have terms that give you flexibility.



HIGH VALUE



LOW COST



FLEXIBLE



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DESCRIPTION

This site offers a 3,500 sq ft warehouse with 1,500 sq ft of offices less than 1.5km from Birmingham City Centre. An excellent choice for businesses looking to keep all their operations in the same place!

The warehouse is of steel portal frame construction with brick elevations and an eaves height of 17ft. The warehouse can be accessed via an electric roller shutter door, and also has roof lights, high level down lighters and suspended gas fired heaters. The 2 storey office block can be accessed via New Town Row. The site also benefits from access to a secure yard and a loading area.

LOCATION

New Town Row is part of the A34 - one of the main arterial routes for Birmingham City Centre. Birmingham New Street station is approx 1.5km away, and the Aston Expressway (A38M) is 500m away.

FEATURES

- Inner-city industrial unit
- 1.5 km from Birmingham New Street Mainline Station
- Good-sized service area

LEASE TERM

The property is available to let on customer focused flexible lease terms with the benefit of a straightforward plain English lease and the benefit of no legal fees.

TERMS & CONDITIONS

Subject to contract. Misrepresentation Clause. Conditions under which particulars are issued by Pall Mall Estates for themselves, for any joint agents and for the vendors or lessors of this property whose agents they are, give notice that: (i) the particulars are set out as a general outline only for the guidance of intending purchasers or lessors and do not constitute, nor constitute part of, an offer or contract. (ii) all descriptions, dimensions, references to condition and necessary permission for use and occupation, and other details, are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but satisfy themselves by inspection or otherwise as to the correctness of each of them. (iii) no person in the employment of Pall Mall Estates or any joint agents has any authority to make or give any representation or warranty whatever in relation to this property. (iv) all rentals and prices are quoted exclusive of VAT. December 2014.