

# Bordesley Green Trading Estate

Bordesley Green Birmingham B8 1BZ

Warehouse | 2,390 - 2,393 ft<sup>2</sup>



CCTV and 24 hour access



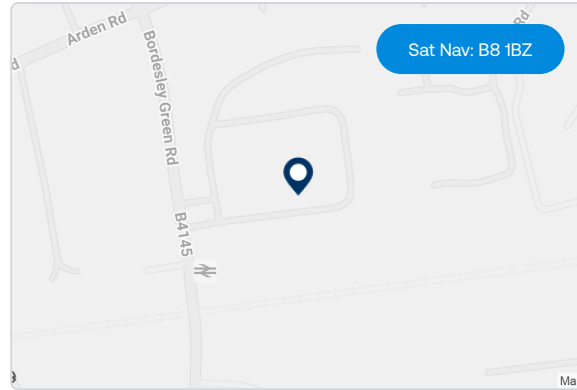
1.5 miles from city centre



Outside clean air zone

Available to Let





## Description

Bordesley Green Trading Estate offers 31 industrial units suitable for a range of uses such as trade counter, storage, manufacturing and engineering. The units have three-phase electricity with a minimum 80 amps per phase, water and electric roller shutter door. The buildings are of steel portal frame construction with part brick profile clad elevations, concrete floors, and a minimum working height of 5.5 m. The estate has 24-hour access and CCTV. Photos provided of a similar unit.

## Location

The estate is located in the heart of Birmingham which means any potential occupier will benefit from quick and easy access to the Midlands motorway network and the wider country. The estate is located within 1 mile of the Heartlands Spine Road which provides access to Birmingham city centre. This lies approximately 1.5 miles to the west of the estate and the M6 motorway which is easily accessible via the inner ring road and A38(M) Aston Expressway.

## Further information

### EPC

Unit 8: D,  
Unit 15: E

### Rent

Monthly rent is an estimate based on a three-year term, excluding VAT, insurance, service charge. Payment terms vary.

### Terms

Available on new full repairing and insuring leases.

### Legal costs

All parties will be responsible for their own legal costs incurred in the transaction.

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# Mileway

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## Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)
Unit 8	Warehouse	2,390	Under offer	1,990
Unit 15	Warehouse	2,393	15/07/2026	1,995
<b>Total</b>		<b>4,783</b>		

Rent is quoted on a per calendar month basis and is provided as a market estimate, subject to change on an assumed three year term. Rent is exclusive of rates, VAT, insurance, and service charge. Please note that rent payment may not be due monthly.

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