

# Hurst Business Park

Dudley DY5 1UT

Warehouse | 15,268 ft<sup>2</sup>



Secure self contained yard



6m Eaves height



Three level loading docks

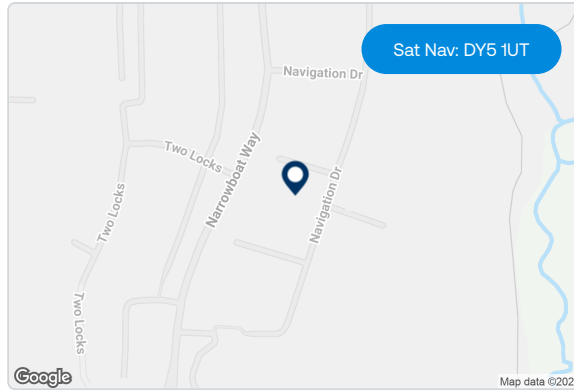


A prominent industrial location

Available to Let



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## Description

A detached warehouse of steel portal frame construction, with part brick part profile clad elevations, beneath an insulated pitched roof incorporating roof lights. The warehouse benefits from concrete floor and multiple vehicle access points, leading to a self contained secure loading area with concrete surface. Internally, there is office accommodation with a kitchenette and WC facilities.

## Further information

**EPC Rating**  
C

**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.

## Location

Hurst Business Park is approximately 3 miles south of Dudley town centre, located in a prominent industrial location. Junction 2 of the M5 approximately 5 miles to the east, providing access to the wider motorway network via the A461.



## Accommodation:

Unit	Property Type	Size (sq ft)	Availability	PCM Rent (£)
Units 1	Warehouse	15,268	Immediately	10,496
Total		15,268		

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