

TO LET MODERN EXTENSIVELY  
REFURBISHED INDUSTRIAL / WAREHOUSE UNIT  
88,377 SQ FT (8,210.4 SQ M) GIA

AVAILABLE  
AUGUST  
2026

# UNIT 2 ANNTAR



1 mile from J2 M54



Close to Jaguar Land Rover Electric Propulsion Manufacturing Centre



7.5-7.8m eaves



Ground floor offices to high specification



Established industrial and logistics location (w3w/// fresh.suffer.income)



Parking spaces 58 - multiple HGV spaces

**HEADWAY ROAD  
WOLVERHAMPTON WV10 6PZ**

## ANTAR 2

A strategic location in the Black Country, close to I54 Business Park and the M54 (J2).  
A comprehensive refurbishment will be provided to provide quality Grade A space.

**UNIT 2 ANTAR  
HEADWAY ROAD, WOLVERHAMPTON  
WEST MIDLANDS, WV10 6PZ**



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### LOCATION

Antar 2 is located approximately 1 mile from Junction 2 M54 and 3 miles north of Wolverhampton City Centre adjacent to the main A449 Stafford Road. The property is situated on Headway Road off Wobaston Road close to its junction with Stafford Road (A449).



The area is an established production and distribution location with major occupiers including Collins Aerospace, Moog, Rubix UK, EWS, Booker, ERA security and Eurofins.



M54



UNIT 2 ANTAR



Wobaston Road



A449 Stafford Road



## DESCRIPTION

The fully refurbished building provides:



9m eaves



2 dock level access doors



2 ground level access doors



LED lighting and electric heating



Enclosed site / large external yard



58 space 8 multiple HGV spaces



CCTV



Two storey offices



Secure fenced and gated site



Large power supply - 950kVA



## ACCOMMODATION

Warehouse/Production Area	77,123 sq ft	7,165 sq m
Two Storey Offices	7,537 sq ft	703.5 sq m
Wellfare space	3,681 sq ft	341.9 sq
<b>Total</b>	<b>88,377 sq ft</b>	<b>8,210.40 sq m</b>



**UNIT 2 AN TAR**

RUBIX

Collins Aerospace  
An RTX Business

IPL

Collins Aerospace  
An RTX Business

pjh  
Together we're better

Task

MOOG

ERA

Atlas Copco

JAGUAR  
LAND ROVER

PROFAB  
WALL ACCESS

Task

BOOKER

A449 Stafford Road

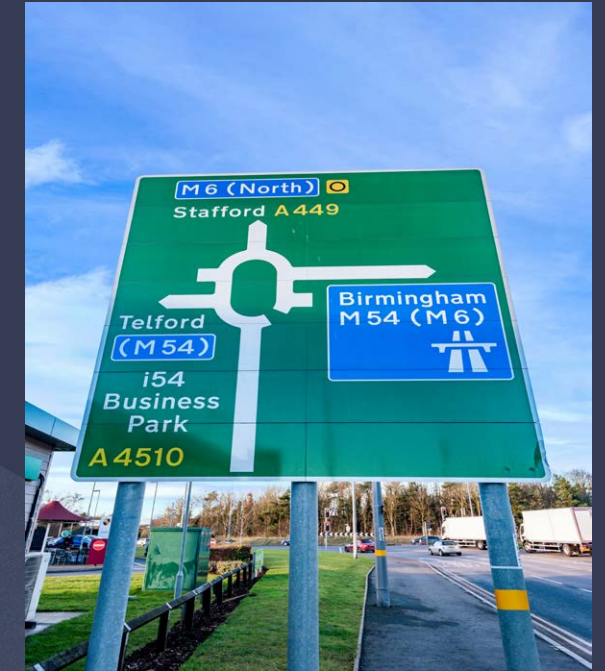
EG  
Euro Garages

COSTA  
COFFEE

PORSCHE

ASDA

M54



**UNIT 2 ANTAR  
HEADWAY ROAD  
WOLVERHAMPTON  
WEST MIDLANDS  
WV10 6PZ**

**RENT**

On application.

**TERMS**

The property is available by way of a new full repairing and insuring lease on terms to be agreed.

**VAT**

Rents are exclusive of, but are liable to VAT at the prevailing rate.

**RATES**

Current rateable value at 1st April 2023 is £387,500.

**LEGAL COSTS**

Each party to be responsible for their own legal costs incurred in this transaction.

**EPC**

EPC rating C53.

**FURTHER INFORMATION**

Contact owner direct:



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07780 483 283

4thindustrial.com

**VIEWINGS**

Strictly via sole agents:



Christian Smith  
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07808 784789

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07779 860 176



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