



Unit 16a and 16b, Bewdley Business Park, Long Bank,
Bewdley, Worcestershire, DY12 2TZ

**G HERBERT
BANKS**

EST. 1898

Unit 16a and 16b, Bewdley Business Park,
Long Bank, Bewdley, Worcestershire, DY12
2TZ

COMBINED UNITS TO LET

- Light industrial/commercial unit 2616 sqft
- Located on an established business park abutting the A456
- Concrete forecourt
- Available for occupation September 2026

Kidderminster 5.8 * Bewdley 2.1 * Worcester 16.5 Birmingham 24.8
Approximate Distance in Miles

Situation

Bewdley Business Park is an established commercial estate, with access directly of the A456, with the site bordering the Wyre Forest; which is the largest Woodland National Nature Reserve in England.

The position is approximately 5.8 miles from Kidderminster, 2.1 miles from Bewdley and 16.5 miles from Worcester.

Connectivity to the national motorway system is via the M42 and M5 motorways. There are a variety of occupiers located on the business park, with national and local businesses represented. These include manufacturing, fitness, food and automotive, together with specialist retailers.

Description

The property is set behind a concrete forecourt/loading bay. These end and middle terrace commercial units are of steel portal framed construction, with insulated cladding, insulated roller shutter door and having good natural light. The property is fitted with a W.C and kitchenette. There are LED internal lights.

Accommodation

2616 ft² (243 m²) (Gross Internal Floor Area).

GENERAL INFORMATION

Tenure

The property is available with vacant possession a full repairing and insuring lease, for a lease of 3 or 6 years.

Guide Rental

Units 16a and 16b are available to let as a whole at £25,500 per annum.

VAT

We are informed by the Landlord that the premises will be subject to VAT.

Energy Performance

Energy performance rating of E.

Rating Assessment

From 1 April 2026 the premises have a rateable value of 16a at £10,000 and 16b at £10,250.

References

The successful applicant will need to provide satisfactory reference and/or accounts as appropriate.

Money Laundering

The successful tenant will be required to submit information to comply with money laundering regulations.

Services

We understand the property to have electricity, water and drainage are available to the unit

Local Authority

Wyre Forest District Council
Tel: 01562 732928

Fixtures and Fittings

Any items of this nature not specifically mentioned within the confines of these sales particulars are to be excluded from the sale.

Viewing

Via the Sole Agent's Great Witley Office
Tel: 01299 896968.

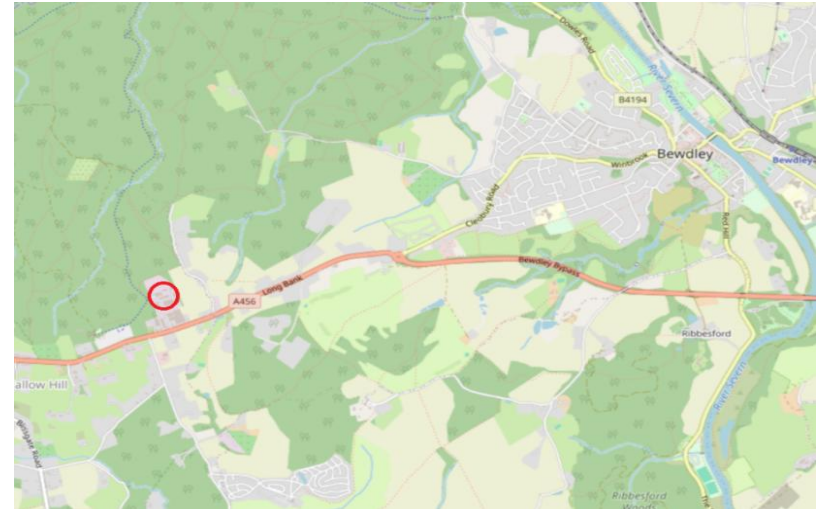
Contact:

Nick Jethwa nj@gherbertbanks.co.uk
Archie Tompson at@gherbertbanks.co.uk

Directions

Proceeding out from Bewdley on the A456 (Long Bank) go over the roundabout at the top of the bypass, past The Running Horse Public House on the left-hand side and before the Wyre Forest Visitor Centre turn right into Bewdley Business Park, the entrance to which is adjacent to Banbury Windows. Take the first right in the Estate and the premises are on the left-hand side.

What3Words: lawfully.sprayed.submerged



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