

TO LET - INDUSTRIAL / WAREHOUSE

UNIT 16, ELMDON TRADING ESTATE

Birmingham, B37 7HE



Key Highlights

- 5,468 sq ft
- Level Access Loading Door
- Allocated Car Parking Spaces
- To Be Refurbished
- 5.6m Eaves Height
- Ground Floor Office Accomodation
- Dedicated Forecourt Yard
- Available July 2026

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Description

Unit 16 comprises a mid terraced industrial/warehouse unit, which benefits from heating and lighting, a level access loading door, ground floor office accommodation, and a dedicated yard and parking area.

Location

The property is located on the well-established Elmdon Trading Estate within Solihull. The estate benefits from excellent connectivity, being less than 1 mile from Junction 6 of the M42 and approximately 2.2 miles from Junction 4 of the M6. Birmingham International Airport, Birmingham International Railway Station and the National Exhibition Centre (NEC) are all within close proximity.

Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Unit	5,468	507.99	Available
Total	5,468	507.99	

Terms

The unit is available by way of a new Fully Repairing and Insuring Lease for a term of years to be agreed.

EPC

EPC Rating is E(109) pre-refurbishment.

Business Rates

The April 2026 Rateable Value is £55,000.

Planning

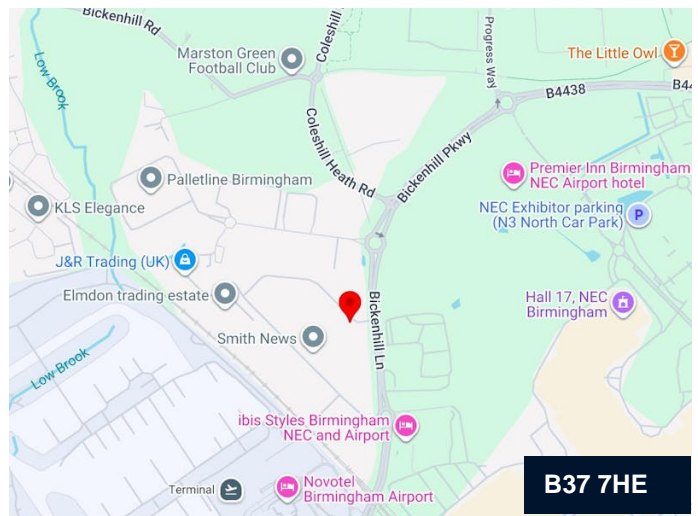
The estate is suitable for light industrial/general industrial and storage/distribution uses falling within classes B1, B2 and B8.

Security

The estate benefits from 24 hour security via a manned gatehouse, which is further supplemented by regular security patrols.

Service Charge

A service charge is levied to cover the communal costs and services for the estate. Please contact the agents for further details.



Contact

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