

# PICKFORD INTERCHANGE

COVENTRY, WEST MIDLANDS

A new industrial / warehouse opportunity | TO LET

## ARRIVING Q3 2026

PICKFORDINTERCHANGE.COM

CINDER ROAD | CV5 9RZ

///REDS.KEPT.HINT



### UNIT 510

	SQ FT	SQ M
WAREHOUSE	26,063	2,421
OFFICE	2,992	278
<b>TOTAL</b>	<b>29,055</b>	<b>2,699</b>

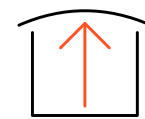
### UNIT 520

	SQ FT	SQ M
WAREHOUSE	33,551	3,117
OFFICE	4,041	375
<b>TOTAL</b>	<b>37,592</b>	<b>3,492</b>

**SPECIFICATION**

**SITE PLAN**


**CONTACT**

 12.5m clear internal height

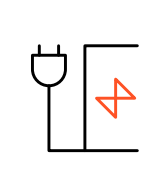
 3 level access doors - Unit 510  
4 level access doors - Unit 520

 30m yard depth


 50 kN/m<sup>2</sup> floor loading

 270 kVa Power - Unit 510  
346 kVa Power - Unit 520

 28 car parking spaces - Unit 510  
36 car parking spaces - Unit 520

 4 EV charging spaces - Unit 510  
4 EV charging spaces - Unit 520  
With additional ducting

 Cycle parking

 Grade A office with  
VRF Comfort Cooling

 EPC A+

 BREEAM 'Outstanding'



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