



KINGS NORTON

BUSINESS CENTRE
BIRMINGHAM B30 3HY

6 Prince Road

TO LET

**WAREHOUSE/
WORKSHOP UNIT**

**1,639 sq ft
(152.3 sq m)**

Onsite car parking and
shared yard

Painted concrete floor

4.25m clear height

24 hour estate security

Excellent road and
rail links

1 level access loading
door



www.kingsnortonbusinesscentre.co.uk

DESCRIPTION

Kings Norton Business Centre provides over 800,000 sq ft of industrial/warehouse, showroom and office accommodation playing a major role in the local community with well known occupiers such as Bristol Street Motors, Screwfix, Euro Car Parts, Birmingham University and the NHS.



SPECIFICATION

- 4.25m eaves height
- Painted concrete floor
- Fluorescent strip lighting and inset translucent roof lights
- New warehouse lighting
- 1 level access door
- Electric security shutters to warehouse windows

External

- Onsite car parking and shared yard

ACCOMMODATION (GEA)

Description	sq ft	sq m
Warehouse	1,319	122.6
Offices/Toilets	320	29.7
Total GEA	1,639	152.3

EPC

The energy rating for this building is D-94.

RENT/TERMS

On application.

PLANNING

The building is suitable for B1(c), B2 and B8 uses which covers light industrial, general industrial and storage and distribution.

BUSINESS RATES

Rateable Value (2017) £10,000.



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M42 J2
Bham City Centre
Bham Airport

4.4 miles
4.9 miles
13.2miles



Kings Norton
Bham New Street
Redditch

1 min
16 mins
25 mins



Cotton Park - 47
Bham City Centre
Solihull - 49

17 mins
21mins
45 mins



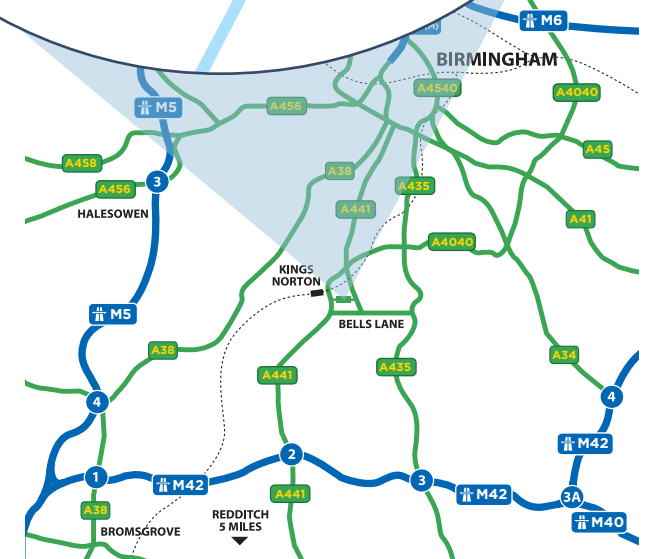
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