



KINGS NORTON

BUSINESS CENTRE
BIRMINGHAM B30 3HG

18 Castle Road

TO LET

**MODERN INDUSTRIAL
UNIT**

**4,653 sq ft
(432 sq m)**

End of terrace

6.4m eaves height

Car parking

24 hour estate security

Excellent road and
rail links

Loading & yard area



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

Warehouse

- Fully refurbished
- 6.4m eaves
- Painted concrete floor
- Warehouse lighting

External

- 1 Electric level access door
- Concrete yard
- 12 car parking spaces

Offices

- Fully refurbished
- Ground and first floor offices
- Reception, male and female wc facilities
- Gas central heating
- LG7 lighting



ACCOMMODATION (GEA)

Description	sq ft	sq m
Ground Floor Offices	502	46.6
First Floor Offices	934	86.8
Warehouse	3,217	298.9
Total	4,653	432.3

EPC

The energy rating for this building is D-86.

RENT/TERMS

On application.

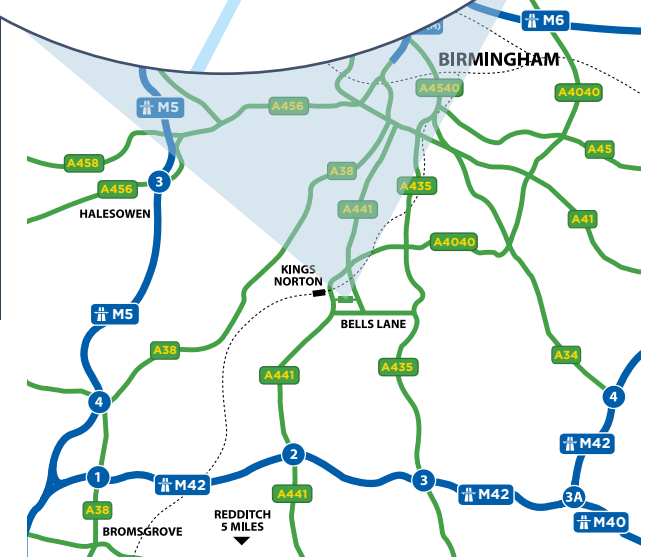
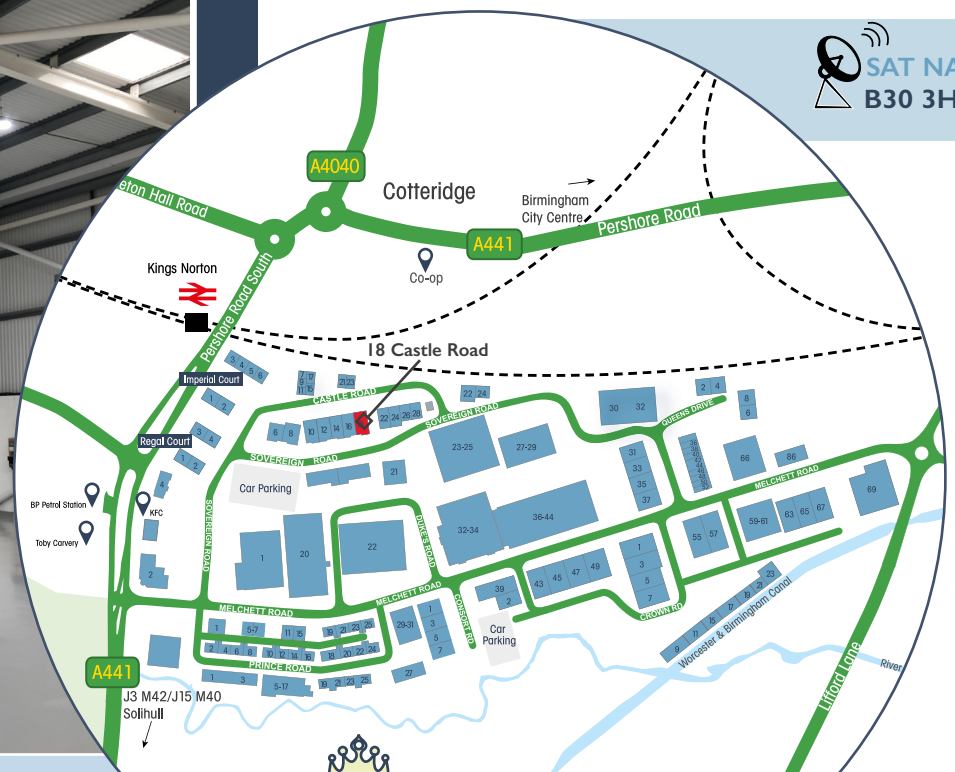
PLANNING

The building is suitable for B2, B8 and E uses which covers light industrial, general industrial and storage and distribution.

BUSINESS RATES

Rateable Value (2017) £32,750.00.

www.kingsnortonbusinesscentre.co.uk



M42 J2
Bham City Centre
Bham Airport

4.4 miles
4.9 miles
13.2 miles



Kings Norton
Bham New Street
Redditch

1 min
16 mins
25 mins



Cofton Park - 47
Bham City Centre -
Solihull - 49

17 mins
21 mins
45 mins

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