



INTERIM PARTICULARS

TO LET

MODERN INDUSTRIAL WAREHOUSE UNITS

Bloxwich Industrial Estate, Bloxwich Lane
Walsall, West Midlands WS2 8DL



20,000 sqft– 40,000 sqft - 60,000 sqft

GIA approx

AVAILABLE AS A WHOLE OR INDIVIDUALLY (SUBJECT TO AVAILABILITY)

GOOD ONSITE PARKING PROVISION/ IMMEDIATE ACCESS TO J10 M6

FLEXIBLE AND LONG-TERM LEASES AVAILABLE





LOCATION

The properties are located on the Bloxwich Industrial Estate which is approximately 2 miles (3.2km) north-west of Walsall and occupies a convenient location less than 300m from junction 10 of the M6. The M54 and M6 Toll motorways are located 4.5miles (7.2Km) and 6.5miles (10.4Km) to the north and the M5 is located 4.2 miles (6.7km) to the south.

DESCRIPTION

The units are mid-terrace warehouses and benefit from a portal frame construction with a part brick/part steel profile with a pitched steel roof. The units provide 5.4m working height and roller shutter door access to the front and rear of the buildings. A service yard and parking are also located at the front of the units. Offices and W/C facilities are provided within the units.

ACCOMMODATION

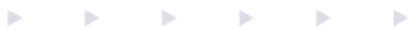
Warehouse units from 20,000 to 40,000sqft available or up to 60,000sqft by way of a combination.

TERMS

The properties are available by way of new leases on terms to be agreed

RENTAL

On application.





EPC

On application

BUSINESS RATES

On application

VAT

All rents and prices quoted are exclusive of VAT if chargeable.

LEGAL COSTS:

Each party to bear their own legal costs incurred in any transaction.



MONEY LAUNDERING

The money laundering regulations require identification checks are undertaken for all parties purchasing/leasing property. Before a business relationship can be formed, we will request proof of identification for the purchasing/ leasing entity.

VIEWING

Strictly by appointment with the sole agents:

HARRIS LAMB

Tel: 07766470384
Contact: Neil Slade
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