

TO LET

KEYTEC EAST BUSINESS PARK, ATLAS WAY
PERSHORE, WR10 2NG

harrislamb
PROPERTY CONSULTANCY



5 NEW BUILD TRADE COUNTER/INDUSTRIAL UNITS

2,325 – 15,105 sq ft (216 – 1,403 sq m) (Approx. Total Gross Internal Area)

- • High bay warehouses
- • Large vehicular door access to each bay
- • Ample onsite parking
- • Electric vehicle charging available

AVAILABLE FROM MAY 2027

LOCATION

Keytec East Business Park is situated in a well-regarded commercial and industrial location, offering excellent connectivity across Worcestershire and the wider Midlands region. The park benefits from immediate access to the A44, providing convenient links to Worcester, Evesham and the national motorway network.

The property is strategically positioned approximately 8.2 miles from Junction 6 (Worcester) of the M5 motorway, enabling efficient access to Birmingham, Bristol and the South West. Pershore Railway Station is just 0.8 miles away, offering regular rail services and convenient public transport connections for staff and visitors. Birmingham International Airport is approximately 40 miles away, providing access to domestic and international destinations.

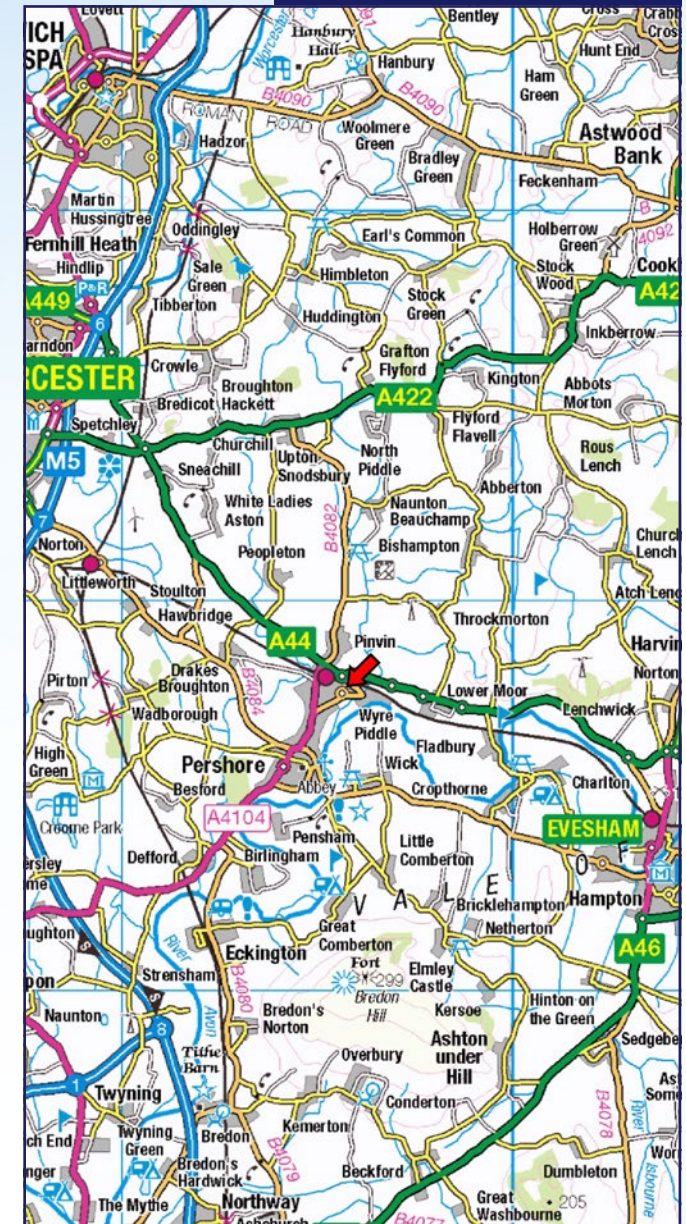
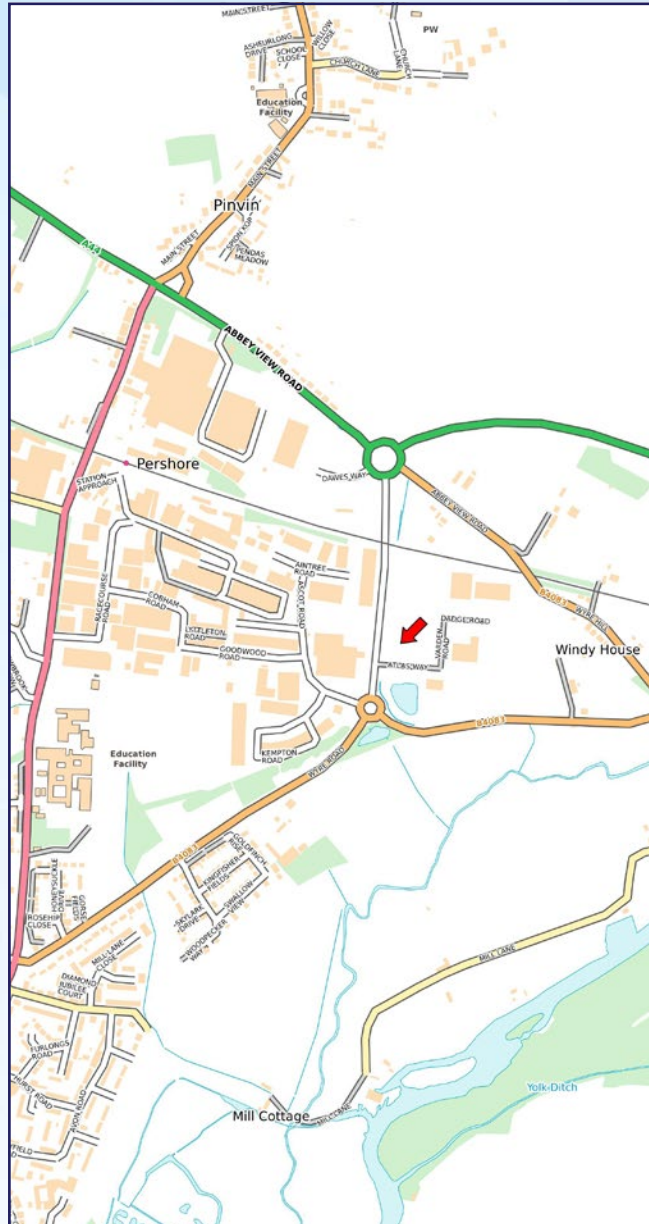
The location offers an attractive combination of accessibility, established business surroundings and strong transport links, making it well suited for a range of industrial, warehouse and business occupiers.

DESCRIPTION

Keytec East Business Park consists of 5 new build trade counter units ranging from 2,325 sq ft to 15,105 sq ft. The units occupy a prominent position on the corner of Pershore Northern Link Road and Atlas Way.

SPECIFICATION

- High bay warehouse
- 6m clear to underside of haunch
- Large vehicular doors for access to each bay
- Glazed focal access point per bay
- Ample on site parking and cycle parking
- Electric Vehicle Charging available



ACCOMMODATION

	SQ M	SQ FT
Unit 1	324	3,485
Unit 2	216	2,325
Unit 3	324	3,485
Unit 4	216	2,325
Unit 5	324	3,485
TOTAL Approx. Gross Internal Area	1,403	15,105

Opportunities to combine units

TERMS

The subject properties are available on a new full repairing and insuring leases on terms to be agreed.

QUOTING RENT

£12.00 per sq ft exclusive

BUSINESS RATES

Rateable Value (2026) – To be assessed upon occupation

EPC

EPC Ratings to be confirmed

SERVICE CHARGE

A service charge is levied for the maintenance and up-keep of common areas. Further information is available upon request from agents.



SERVICES

It is understood that the units will benefit from 3 phase electricity and water. Applicants are advised to make their own enquiries of the relevant utility companies.

VAT

VAT is applicable in respect of this transaction.

LEGAL COSTS

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

MONEY LAUNDERING

The Anti 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.

What 3 Words location ///icon.finishers.richest



VIEWING Strictly via sole agents

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SUBJECT TO CONTRACT Ref: G4019 Date: 07/26

Harris Lamb Limited Conditions under which particulars are issued.

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