

GRANADA TRADING ESTATE

PARK LANE | OLDBURY | B69 4LH

Units from 5,749 sq ft (534.1 sq m) to 108,431 sq ft (10,073.6 sq m)

TO LET



GRANADA TRADING ESTATE

Strategic location

Granada Trading Estate is located in Oldbury in the West Midlands, approximately 6 miles east of Birmingham city centre. Oldbury forms part of the Black Country, a traditionally industrial area of the West Midlands, along with West Bromwich (1.5 miles to the north), Dudley (3 miles to the west), Walsall (6 miles to the north) and Wolverhampton (8 miles to the north-west).



Established estate

The estate extends to a total Gross Internal Area of 320,143 sq.ft (29,753.1 sq.m) of industrial accommodation across 13 units. Granada Trading Estate is arranged across 5 separate terraces with a wide range of units extending from 5,749 sq ft to 108,431 sq ft.

Availability

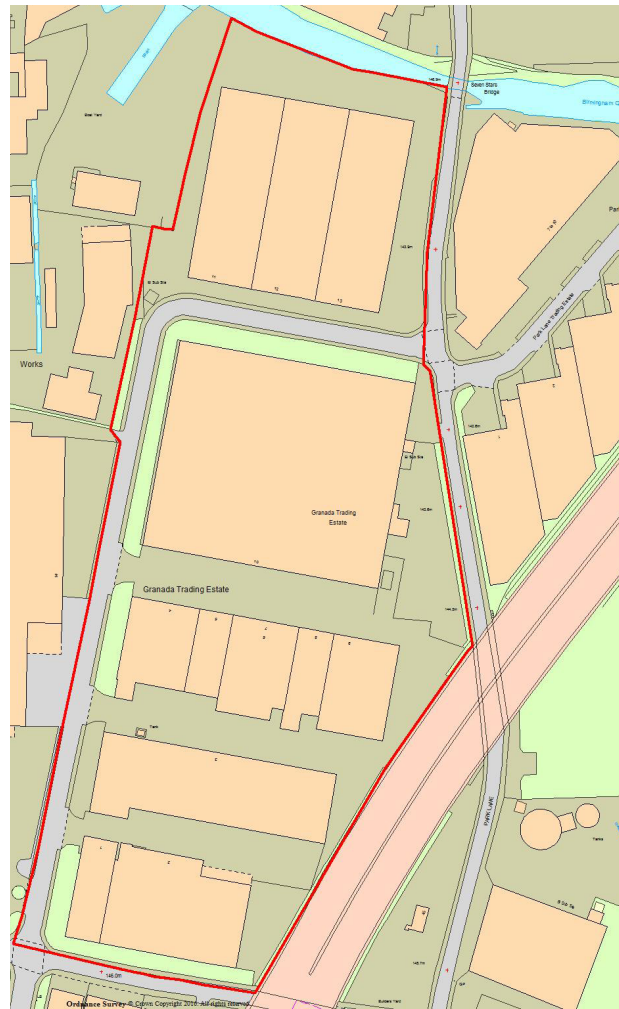
A schedule of current availability, rents and EPC ratings is enclosed. For further details, please contact the agents.

Terms

Units are offered on new fully repairing and insuring leases on terms to be agreed.

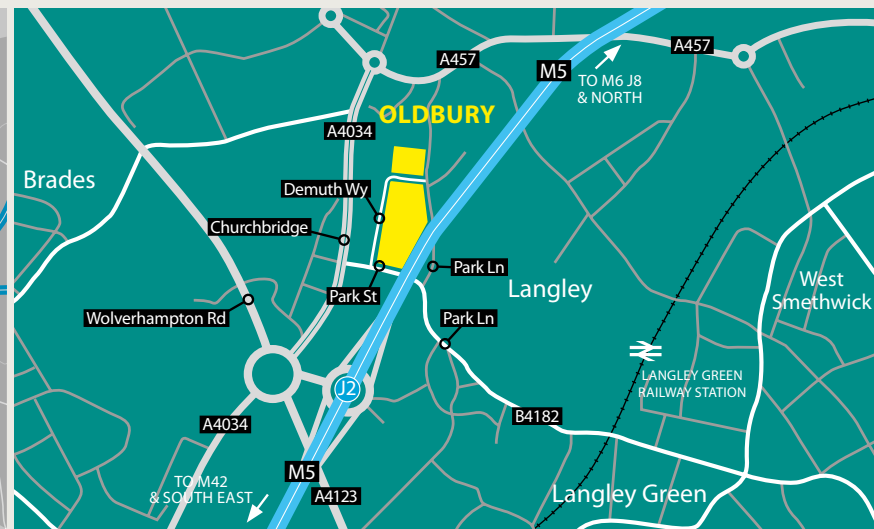
Planning

All units on the estate are suitable for light industrial, general industry and storage/distribution uses falling within Class B1, B2 and B8. Individual planning consents may need to be achieved.



Drivetimes	Distance	Duration
J2 M5	0.5 miles	2 min
J8 M6	6 miles	10 min
J4a M5/M42	16 miles	20 min
Oldbury Town Centre	0.8 miles	4 min
Birmingham City Centre	6 miles	16 min
Birmingham International Airport	23 miles	26 min

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For further information or to arrange a viewing, please contact:



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GRANADA TRADING ESTATE, OLDBURY

AVAILABILITY SCHEDULE

Units	Size (Approx sq ft)	Rents (per sq ft) Excl.	Rent (per annum) Excl.	Rateable value
2A - D	5,749 – 35,273	£4.50*	£158,728.50	£73,500
3&3A	38,811	£4.50	£174,649.50	£108,000
6&7	13,266	£5.00	£66,330	£41,750
8	7,392	£4.75	£35,112	£24,250

*Unit 2A-D is capable of being divided on terms to be agreed. Contact the agents for further information.

Please contact the agents for full details;

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