

# TO LET - INDUSTRIAL / WAREHOUSE UNITS

# EXHIBITION WAY, NEC, B40 1PJ

FROM 1,200 SQ FT (111 SQM) - 37,238 SQ FT (3460 SQM)

**nec**  
thenec.co.uk



## SPECIFICATION

- 0.5 miles from Junction 6, M42
- Ground and dock level loading
- Car parking
- Shared yards
- On site CCTV
- Security patrols

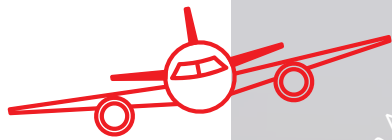


# HOME ADVANTAGE

The unique NEC location

The NEC's central UK position and unrivalled transport connectivity ensure it's an easy to reach site –having a motorway network, airport and railway station on the doorstep is always handy. With an Exhibition Centre that hosts some of the best loved Trade and Consumer Shows and an arena on site the entertainment options are endless. While an on-site 24/7 entertainment complex in the form of Resorts World Birmingham is a guaranteed crowd pleaser.

With direct access to junction 6 of the M42 (0.5 mile distance) combined with an immediate customer base on site, there are even more reasons to come to the NEC!



Birmingham Airport Air-Rail links directly to the NEC



FLY DIRECT TO

**150**

DESTINATIONS

EXHIBITION WAY

**FIVE**

MINUTES WALK

from

Birmingham International Train Station

Under cover access

24/7 Campus

A45

**£150**  
MILLION  
INVESTMENT

Resorts World Birmingham on-site

Maximum reach

**75%**

of the UK  
within a  
three-hour drive

M42



# TO LET

## INDUSTRIAL / WAREHOUSE UNITS

FROM  
1,200 SQ FT (111 SQM) -  
37,238 SQ FT (3460 SQM)

AVAILABLE FOR IMMEDIATE OCCUPATION

### SPECIFICATION

- Ground and dock level loading
- Car parking
- Shared yards
- Ancillary offices
- On site CCTV
- Security patrols
- 3 phase power supply and gas

EPCs – available from the agents



### TERMS

The units are available on leasehold terms. For further information please contact the agents.





# B40 1PJ

**GATE 4 (G4)**  
**B40 1PJ**

**INSPECTIONS STRICTLY BY APPOINTMENT THROUGH THE LETTING AGENTS**

**CONTACT**

**CHRIS KERSHAW** - 0121 609 8005  
chris.kershaw@avisonyoung.com

**TESNI THACKER** - 0121 609 8339  
tesni.thacker@avisonyoung.com



**MISREPRESENTATION ACT**

These particulars are intended only as a guide to prospective purchasers to enable them to decide whether to make further inquiries with a view to taking up negotiations but they are otherwise not intended to be relied upon in any way or for any purpose whatever and accordingly neither their accuracy nor the continued availability of the property is in any way guaranteed and they are furnished on the express understanding that neither the agent nor the vendor is to be, or come, under any liability or claim in respect of their contents. The vendor does not hereby make or give nor does any Partner or employee of Avison Young have any authority to make or give any representation or warranty whatsoever as regards the property or otherwise. Any prospective purchaser or lessee or other person in any way interested in the property should satisfy himself by inspection or otherwise as to the correctness of each statement contained in these particulars. In the event of the agents supplying any further information or expressing any opinions to a prospective purchaser, whether oral or in writing, such information or expression of opinion must be treated as given on the same basis as these particulars. These particulars do not form part of any contract and, except where expressly otherwise stated, offers will be considered only subject to contract.

For further information on lease terms, please contact the agents

**AVISON  
YOUNG**

**0121 236 8236**