

maybrook business park

MINWORTH ■ BIRMINGHAM ■ B76 1AL

CANMOOR

maybrook business park

To let

High quality industrial
and warehouse units from
2,000 to 52,000 sq ft

Flexible and competitive
terms available

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Maybrook Business Park is a substantial industrial estate comprising 36 units ranging in size from 2,000 sq ft to 52,000 sq ft. Units have undergone extensive refurbishment including re-cladding, re-roofing and extensive improvements to the office accommodation.



Features

- Modern, fully refurbished units
- Excellent motorway access
- Established commercial / industrial location
- Close proximity to Birmingham City Centre
- Well managed, landscaped estate
- High specification office accommodation
- Manned security at night, weekends and bank holidays
- B1, B2 & B8 Planning consent
- Available for immediate occupation
- Experienced Landlord with proven track record

Site plan



An intensively managed industrial estate providing an attractive landscaped environment



Occupiers include

- Edmundson Electrical
- Speedy Hire
- Alfa Laval
- Heart of England NHS Trust
- Bollig & Kemper
- DHL International
- Safe Style Windows
- Volvo Construction Equipment
- Schaeffler (UK)
- Heaven Sends

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Excellent motorway access to the M6, M6 Toll and M42

Location Maybrook Business Park is located to the north of the A38 Kingsbury Road and has excellent links to 5 motorway junctions (M6 J4a, 5 & 6, J9 M42 & T3 M6 Toll) within less than 5 miles. In addition the estate has excellent access to Birmingham City Centre (7 miles) via the A38 and Birmingham International Airport (6 miles).

Communications

- M6 Junction 5 2 miles
- M6 Toll T1/M42 Junction 9 2 miles
- M6 Junction 4a 4 miles
- Birmingham International Airport 6 miles
- Birmingham City Centre 7 miles
- Coventry 15 miles
- Derby 30 miles

Terms

Units are available on new full repairing and insuring leases on terms to be agreed.

For further information and viewings contact the joint agents.

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Misrepresentation Act 1967 - Whilst all the information in these particulars is believed to be correct, neither the agent nor their clients guarantee its accuracy nor is it intended to form any part of any contract. All areas quoted are approximate. April 2014

MAYBROOK BUSINESS PARK

AVAILABILITY SCHEDULE WINTER 2019

UNIT	SIZE (sqft)	TYPE	RENT
10B	2,090	Mid-terrace, refurbished starter unit with offices and parking	£21,000 per annum
10G	2,095	Mid-terrace, refurbished starter unit with offices and parking	£21,000 per annum
8G2	4,092	Refurbished office premises	£37,000 per annum
8K	8,717	Industrial/ Warehouse premises	£65,000 per annum
3	9,177	Refurbished industrial/ warehouse unit	£69,000 per annum

CONTACT

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SUBJECT TO CONTRACT



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