

Walkmill Lane Cannock

To Let
Industrial unit
141,377 sq ft (13,134 sq m)



7.4m minimum working height



LED warehouse lighting



Twelve ground level loading doors



Enclosed loading yard



Two storey office

Walkmill Lane

Walkmill Lane, Cannock, Staffordshire WS11 0XA



Description

The property comprises a detached warehouse/ industrial premises of steel portal frame construction with a brick built two-storey office and ancillary block. The warehouse has a minimum working height of 7.4 metres although there is a small section with a height of 12.2m to the haunch. Twelve ground level loading doors provide vehicular access with an enclosed yard to the rear having access off both Vine Lane and Walkmill Lane and surfaced car parking to the front and side elevations.

Location

The property is located approx 0.5 miles south of Cannock Town Centre on Walkmill Lane. The A5 Watling Street is located approx 500m to the north of the property providing direct access to T7 of the M6 Toll (circa 1 mile to the east) or to Junction 11 of the M6 Motorway via the A460. Junction 12 of the M6 is approx 3.5 miles north west.

Property owned by **Mileway**

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EPC

EPC available upon request.

Terms

The property is available on a new Lease.

Viewing / Further Information

Please contact:

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VAT

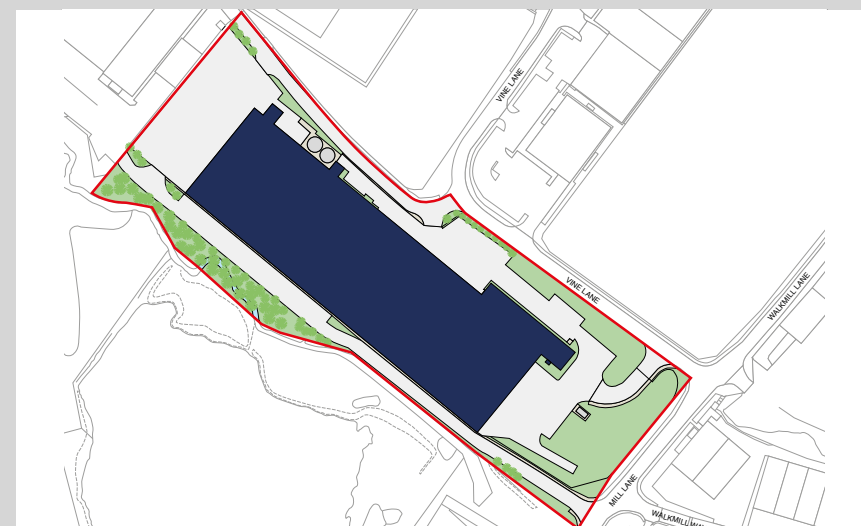
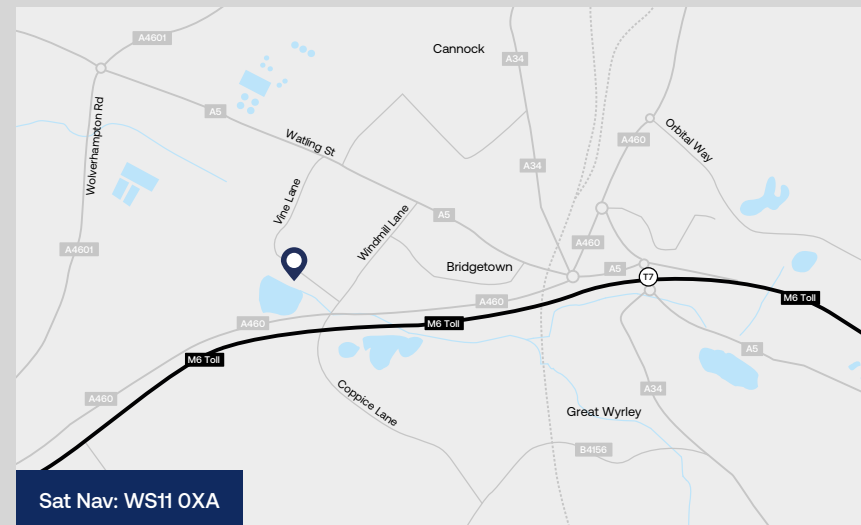
VAT will be payable where applicable.

Legal Costs

All parties will be responsible for their own legal costs incurred in the transaction.

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Accommodation

Floor areas are as follows:

Unit	Area (sq ft)	Area (sq m)
Warehouse	130,113	12,088
Two storey offices	11,264	1,046
Total	141,377	13,134

Mileway