

**COSNETT
P R I C E**

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TO LET

MODERN PRODUCTION/ DISTRIBUTION UNITS



**GREYFRIAR PARK
SUMMER LANE
HOCKLEY
BIRMINGHAM
B19 3RH**

- **SECURE SITE**
- **IDEAL FOR STARTER UNITS**
- **SHORT TERM AGREEMENTS AVAILABLE**

Unit	sq ft	sq m	Rent
2a	2,200	204.4	£900 per month
2b(1 st fl)	2,200	204.4	Let
3	1,995	185.3	Let
9	1,293	120.1	£600 per month

Misrepresentation Act:

These particulars are set out as a general outline only for the guidance of prospective purchasers or tenant and do not constitute the whole or any part of an offer or contract. Whilst all reasonable steps are taken to ensure that the statements herein are correct, they are given without responsibility and any intending purchasers or tenants should not rely on them as statements of fact but must satisfy themselves by inspection or otherwise as to the accuracy of all matters upon which they intend to rely

LOCATION

Greyfriar Park is a modern development of industrial/warehouse units of various sizes. Access to the development is direct from Summer Lane (B4498) which links Birmingham City Centre to the Middle Ring Road at Newtown to the North. The Park is situated approximately one mile from Birmingham city centre and a similar distance from the Aston Expressway which provides direct access to the M6 at junction 6 (Spaghetti Junction).

DESCRIPTION

The development was refurbished in the late 90's and provides small self contained manufacturing/ warehouse units around a private courtyard. The premises are all of brick construction with pitched roofs coverings. Access to the individual units is via a single roller shutter door. Allocated car parking spaces are provided in the courtyard. Toilet facilities and small offices are incorporated in each.

USE The premises are suitable for a variety of uses including: production/ distribution, photographic studios, offices, service or trade counters

SERVICES We understand that all mains services are available in each unit

TENURE The premises are offered on effective full repairing and insuring terms. Preference is for a minimum lease length of three years but consideration may be given to alternative terms.

SERVICE CHARGE A Service charge of £200 per quarter will be levied for the repair/ maintenance of common areas and the exterior of the units.

Insurance An annual insurance premium will be payable.

VAT is payable.

VIEWING By prior appointment with the letting agent ALAN PRICE

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