



CHARTERED SURVEYORS

Please call us
01384 456789

Canalside, 9A Narrowboat Way
Dudley, West Midlands, DY2 0XQ



Unit 15, Droicon Trading Estate, Portway Road, Rowley Regis B65 9BY

TO LET

INDUSTRIAL / WAREHOUSE

Size
897 sq ft (83 sq m)

Rent
£12,000 per annum exclusive

- * Newly Refurbished
- * Junction 2 of the M5 Motorway
approximately 2 miles distant
- * Well established industrial location

Location

Droicon Trading Estate is located on Portway Road, which is either accessed from Tipperty Green just off the B4171 Hawes Lane, or via Newbury Lane which is at the traffic light junction on the A4123 Wolverhampton Road. Blackheath town centre is located approximately 1 mile distant with Oldbury town centre being approximately 2 miles distant. Junction 2 of the M5 Motorway is located approximately 2 miles distant and provides access to both the local and national motorway network.

Description

The premises comprise a well-established industrial estate comprising of 14 units.

Unit 15 is of brick/block construction with profiled metal sheeted walls surmounted by a steel trussed metal sheeted roof. Access is via a pedestrian access door and roller shutter door.

Accommodation (Gross Internal Area) approx.

897 sq.ft (83 sq.m)

Rent

£12,000 per annum exclusive.

Lease Terms

The unit is available on a new full repairing and insuring lease for a term to be agreed.

Service Charge

Please contact the agent for further details.

Planning

Interested parties are advised to make their own enquiries with Sandwell Metropolitan Borough Council.

Rating Assessment

2023 Rateable Value - £4,900.

UBR - 55.5p in the £ (2023/26)

2026 Rateable Value - £5,500

UBR - 48p in the £ (2026/27)

V.A.T.

All figures quoted do not include VAT which is payable at the current prevailing rate.

Energy Performance Certificate

EPC Rating - C

Viewing

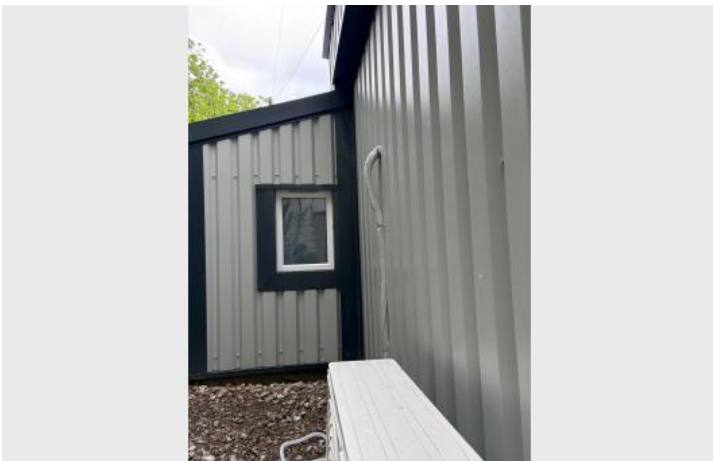
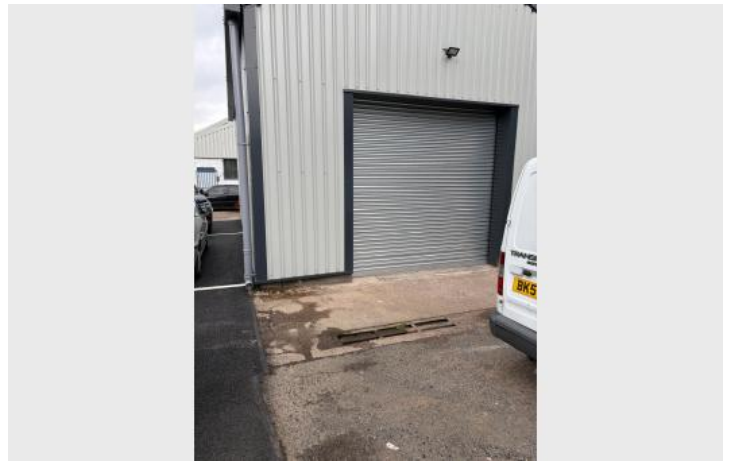
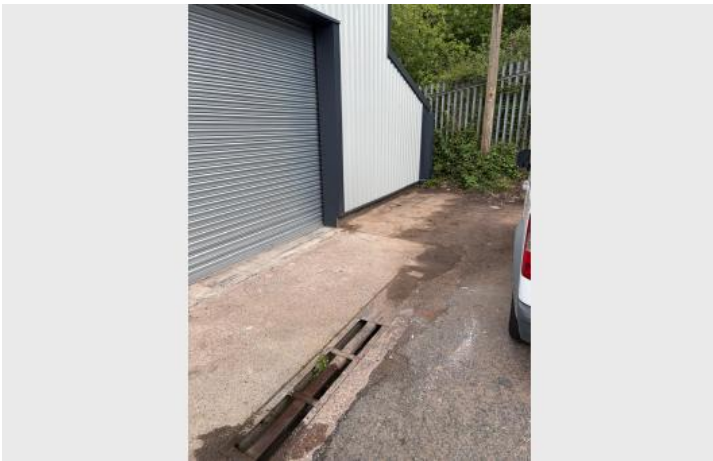
Strictly via the Joint Agents

Sellers Chartered Surveyors - 01384 456789
Matthew Pearcey - 07764 269803
matthewpearcey@sellers-surveyors.co.uk

and

Bulleys at their Oldbury office on 0121 544 2121

Additional Images



Additional Images

