



KINGS NORTON

BUSINESS CENTRE
BIRMINGHAM B30 3HH

2&4 Queens Drive TO LET

WAREHOUSE UNIT WITH OFFICES

6,000 sq ft
(557 sq m)

2 level access door

4.2m eaves height

Internal Offices

24 hour estate security

Excellent road and rail links

Loading & yard area



**UNDER
FULL
REFURBISHMENT
PC Q3 2025**

Photograph taken pre-refurbishment

www.kingsnortonbusinesscentre.co.uk



KINGS NORTON BUSINESS CENTRE

DESCRIPTION

Kings Norton Business Centre provides over 800,000 sq ft of industrial/warehouse, showroom and office accommodation playing a major role in the local community with well known occupiers such as Bristol Street Motors, Screwfix, Euro Car Parts, Birmingham University and the NHS.

SPECIFICATION

Warehouse

- Steel portal frame
- 2 level access loading door
- 4.2m eaves height

External

- 8 car parking spaces to the front of unit
- Substantial new concrete yard

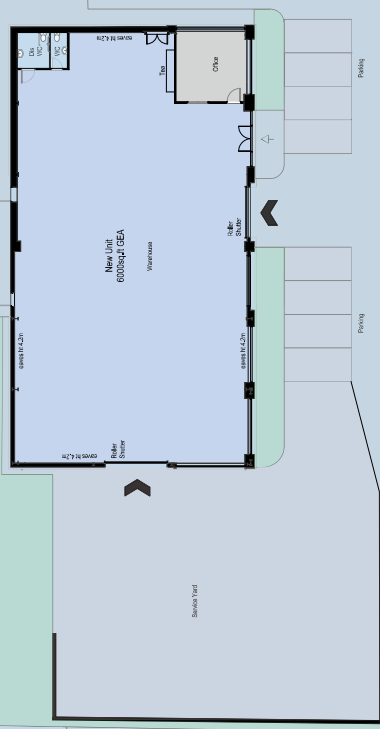
Offices

- Open plan area
- Kitchenette
- WC facilities

EPC

To be re-assessed upon completion of refurbishment.

Plan as per refurbishment



ACCOMMODATION (GEA)

Description	sq ft	sq m
Warehouse/Offices	6,000	557
Total	6,000	557

RENT/TERMS

On application.

PLANNING

The building is suitable for B2, B8 and E uses which covers light industrial, general industrial and storage and distribution.

BUSINESS RATES

Rateable Value (2025) To be confirmed.



M42 J2
Bham City Centre
Bham Airport
4.4 miles
4.9 miles
13.2 miles



Kings Norton
Bham New Street
Redditch
1 min
16 mins
25 mins



Cotton Park - 47
Bham City Centre -
Solihull - 49
17 mins
21 mins
45 mins

PROPERTY CONSULTANCY

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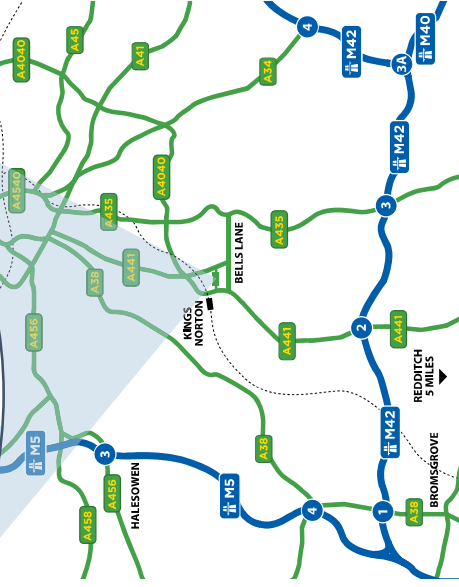
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