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VIEW ONLINE

BUSINESS PARK, DISTRIBUTION WAREHOUSE, INDUSTRIAL / STORAGE, LIGHT INDUSTRIAL, TRADE COUNTER, WAREHOUSE TO LET



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UNIT 10, ALBION ENTERPRISE PARK, ENDEMERE ROAD, COVENTRY, CV6 5PY

To Rent: £18,000 per annum 1,367 sq ft (127 sq m)

Description

Unit 10 is suitable for a range of uses such as manufacture, logistics and trade counter use. Unit 10 benefits from an electric up-and-over loading door, pedestrian entrance and glazing at first floor level and mezzanine floors.

Summary

- Mezzanine floor fitted
- Allocated parking
- Electric loading door
- Prime Midlands location
- 1.5 miles from J3 M6





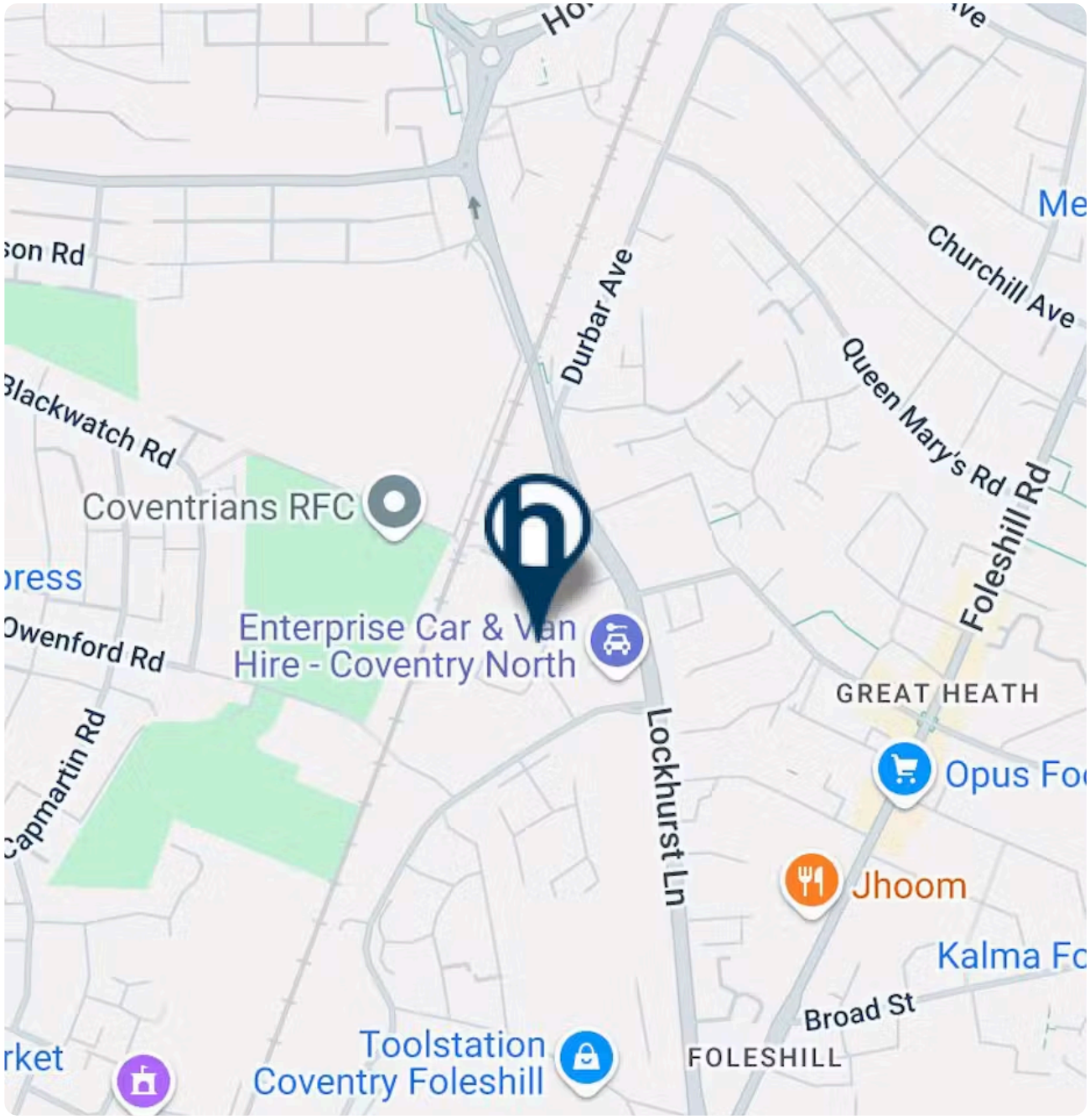
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Location

The site is located in north Coventry, approximately two miles south of Junction 3 of the M6 motorway, providing direct access to Birmingham, and 1.5 miles north of Coventry City Centre. Endemere Road is close to many of Coventry's major industrial parks, with Prologis Park and Bayton Road Industrial Estate two and three miles away respectively. Gallagher Retail Park is approximately one mile east and is home to a range of shops and food outlets.



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Coventry

Coventry is a city in central England. It's known for the medieval Coventry Cathedral, which was left in ruins after a WWII bombing. A 20th-century replacement, with abstract stained glass, stands beside it. The collection at the Herbert Art Gallery & Museum includes paintings of local heroine Lady Godiva. A statue of her, naked on horseback, is nearby. The 14th-century St. Mary's Guildhall has a vaulted crypt.

Population: 345,324 (2021)

Metro population: 651,600

Area: 98.54 km²

Coventry is the ninth largest city in England and the twelfth largest in the United Kingdom, with a population of 360,700 as of the mid-year population estimates, making it the second largest Local Authority in the West Midlands.

Coventry is a lively, multicultural city with a rich history embracing the old and new. Nowhere is this more evident than in the Cathedral Quarter where the modern architecture and ancient ruins of the two cathedrals dominate cobbled streets with bustling cafes, pubs and restaurants.





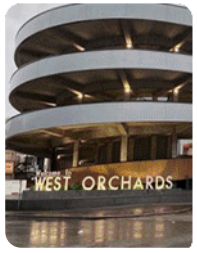














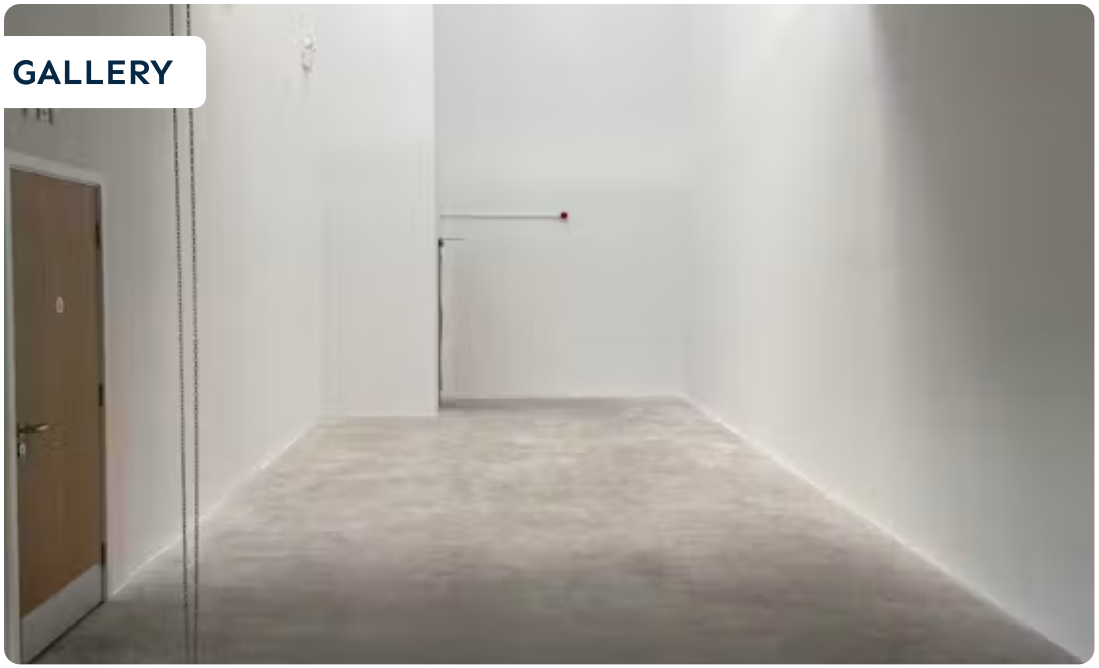


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GALLERY









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ACCOMMODATION

NAME	SQ FT	SQ M	RENT	AVAILABILITY
Unit - 10	1,367	127	-	Available
Total	**1,367**	**127**		

TERMS

Available by way of a new lease direct with the Landlord on terms to be agreed.

RENT

£18,000 per annum

VAT

Applicable.
This property is registered for VAT (Value Added Tax).

LEGAL FEES

Each party to bear their own costs. Each party is to bear their own legal and surveyors costs incurred in this transaction.

ANTI MONEY LAUNDERING

To comply with our legal responsibilities for AntiMoney Laundering, it is necessary to check all parties involved in this transaction. It is the responsibility for parties on both sides to provide information necessary to complete these checks before the deal is completed.

VIEWINGS

Strictly by appointment with the agent Bromwich Hardy.

CONTACT



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Rob Lord
07385 663 147
rob.lord@bromwichhardy.com

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