BROMWICH HARDY
024 7630 8900
www.bromwichhardy.com

VIEW ONLINE

DATA ROOM

INDUSTRIAL, WAREHOUSE TO LET / FOR SALE



THE GATEHOUSE, BURNSALL ROAD, COVENTRY, CV5 6BU

For Sale: £375,000
To Rent: £25,700 per annum

3,961 sq ft (367.99 sq m)

BROMWICH HARDY
024 7630 8900
www.bromwichhardy.com

Description

The Gatehouse comprises a versatile industrial/storage premises suitable for a variety of commercial occupiers. The property benefits from three roller shutter loading doors, including two positioned to the side of the property, providing excellent access for loading, unloading and general operational requirements. Internally, the accommodation is arranged to provide flexible warehouse and storage space, creating separate operational areas. The property further benefits from a lay-by immediately adjacent to the unit, offering convenient parking.

Summary

- Industrial/storage premises
- On- site parking
- Suitable for warehouse, workshop or trade uses
- Three roller shutters
- Easy access for the A45
- Office space included





BROMWICH HARDY
024 7630 8900
www.bromwichhardy.com

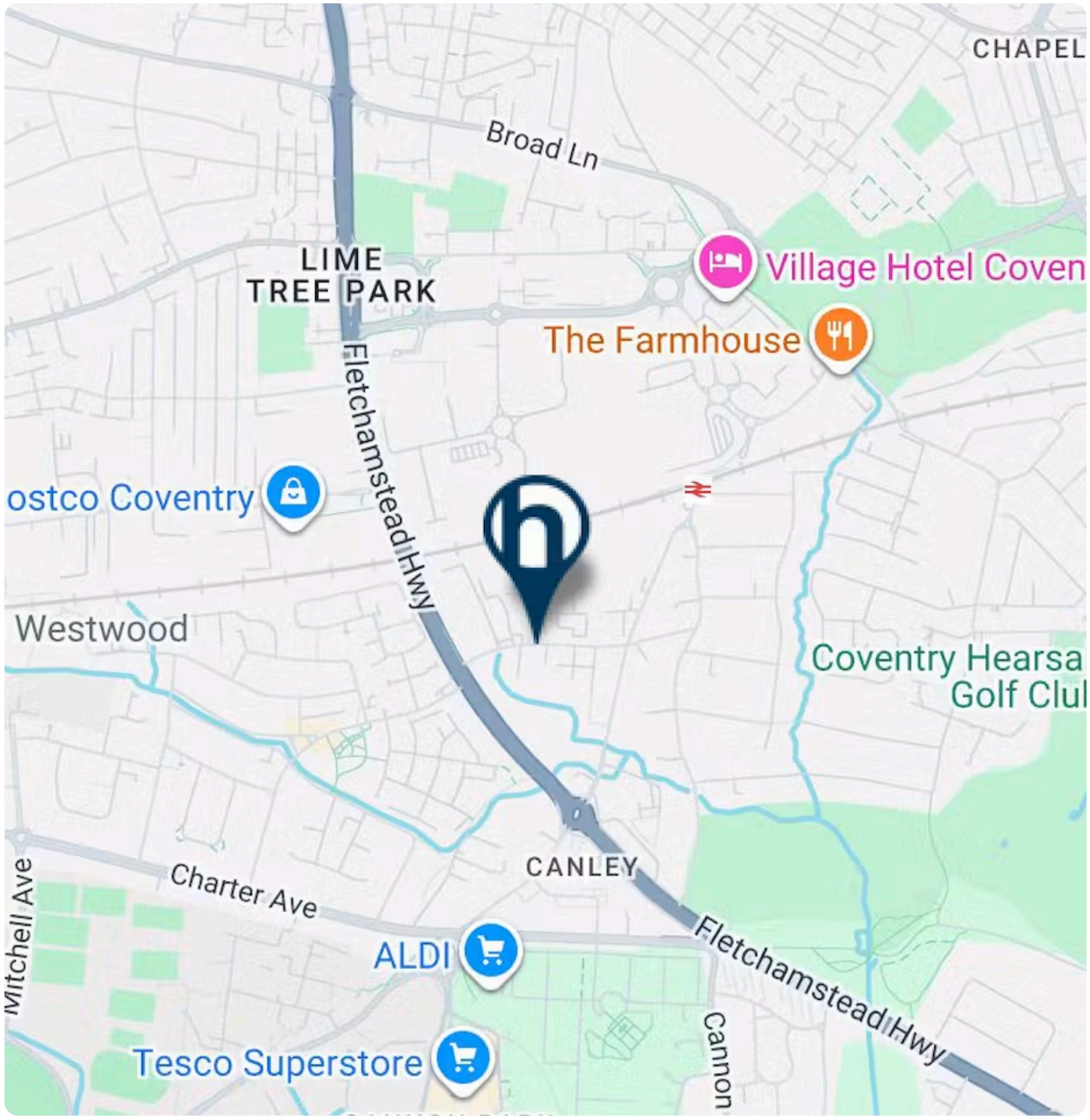
THE GATEHOUSE, BURNSALL ROAD, COVENTRY, CV5 6BU

For Sale: £375,000
To Rent: £25,700 per annum

3,961 sq ft (367.99 sq m)

Location

The Gatehouse occupies a prominent position on Burnsall Road in Canley, Coventry, approximately 3 miles south-west of Coventry city centre. The property benefits from excellent access to the city's road network, with the A45 dual carriageway located nearby, providing direct connections to Birmingham, the M42 and the wider Midlands motorway network. The location is also well served by public transport, with Canley railway station within easy reach, offering regular services to Coventry, Birmingham and London.



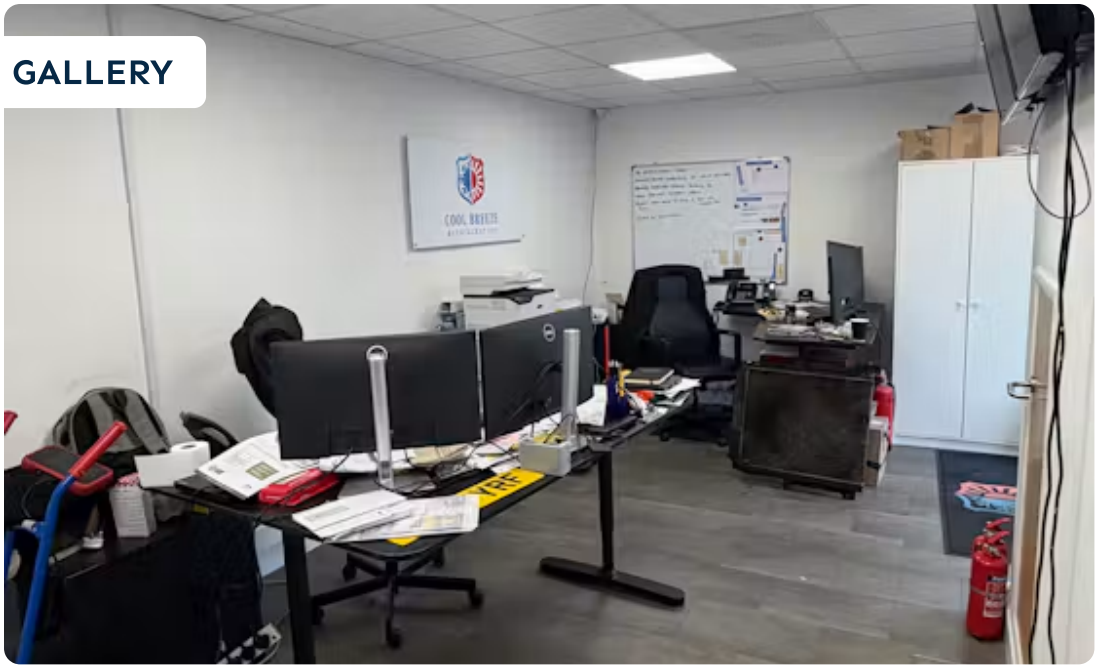
BROMWICH HARDY
024 7630 8900
www.bromwichhardy.com

THE GATEHOUSE, BURNSALL ROAD, COVENTRY, CV5 6BU

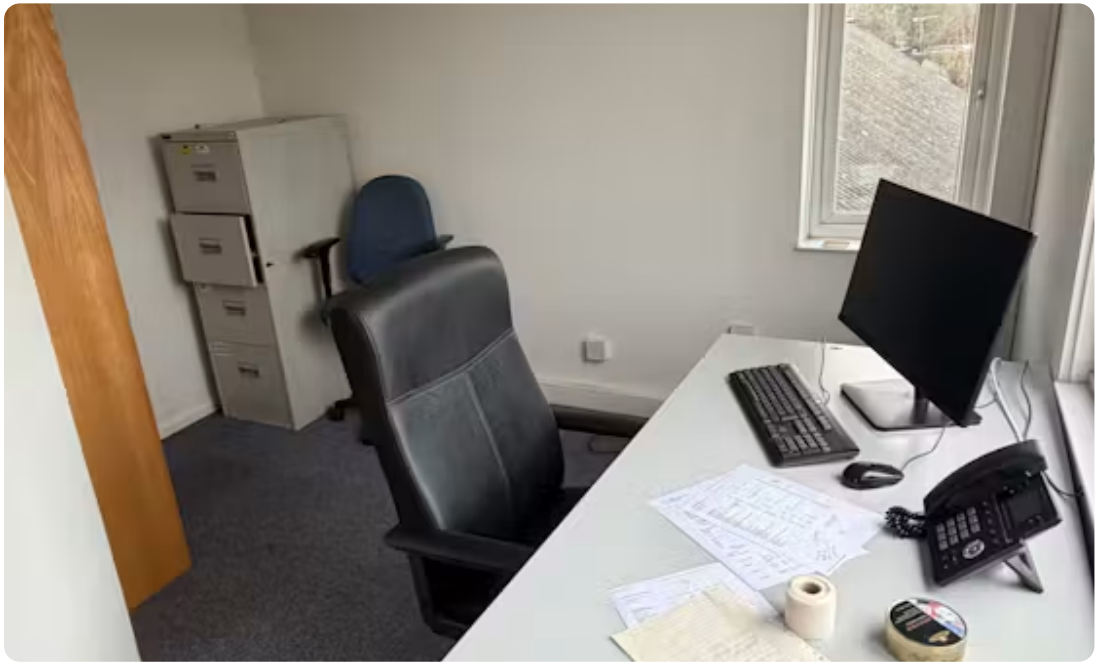
For Sale: £375,000
To Rent: £25,700 per annum

3,961 sq ft (367.99 sq m)

GALLERY









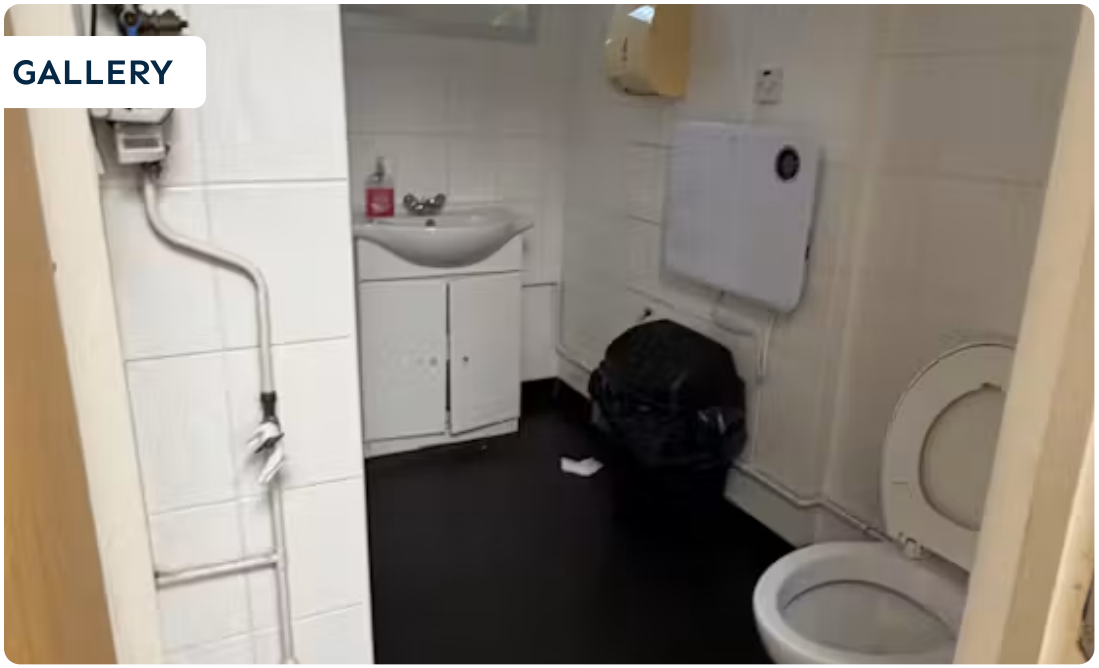
BROMWICH HARDY
024 7630 8900
www.bromwichhardy.com

THE GATEHOUSE, BURNSALL ROAD, COVENTRY, CV5 6BU

For Sale: £375,000
To Rent: £25,700 per annum

3,961 sq ft (367.99 sq m)

GALLERY









BROMWICH HARDY
024 7630 8900
www.bromwichhardy.com

THE GATEHOUSE, BURNSALL ROAD, COVENTRY, CV5 6BU

For Sale: £375,000
To Rent: £25,700 per annum

3,961 sq ft (367.99 sq m)

TERMS

Available by work of a new full repairing and insuring lease for a minimum of three years of longer, also available for freehold sale.

PRICE

£375,000

RENT

£25,700 per annum

EPC

D (93)

VAT

To be confirmed

BUSINESS RATES

Rateable Value: £25,500
Rates Payable: £11,016 per annum
Based on 2026/ 2027

SERVICE CHARGE

n/a

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



Harriet Jackson
07497150632
02476308905
harriet.jackson@bromwichhardy.com



David Penn
07771 774 640
024 7630 8900
david.penn@bromwichhardy.com

The above information contained within this brochure is subject to contract. These particulars are for general information only and do not constitute any part of an offer or contract. All statements contained therein are made without responsibility on the part of the vendors or lessors and are not to be relied upon as statement or representation of fact. Intending purchasers or lessees must satisfy themselves, by inspection, or otherwise, as to the correctness of each of the statements of dimensions contained in these particulars. Generated on 24/11/2026

BROMWICH HARDY

024 7630 8900

www.bromwichhardy.com

Award winning commercial property advice from the team you can trust

- Commercial Agency Advice
- Sales
- Lettings
- Development Advisory
- Complete Property Management Services
- Professional Services
- Lease Renewals
- Rent Reviews
- Valuation Advice

Read our latest Barometer



BROMWICH HARDY
024 7630 8900
www.bromwichhardy.com

1 The Cobalt Centre,
Siskin Parkway East,
Middlemarch Business Park,
Coventry
CV3 4PE

RICS
the mark of property professionalism worldwide