



hexagonTM
commercial property



- LARGE ROLLER SHUTTER ACCESS DOOR
- OPEN-PLAN WAREHOUSE
- ADEQUATE PARKING AVAILABLE
- W/C FACILITIES

INDUSTRIAL

830 Sq Ft (77 Sq M)

POA

Unit 6A Oak Street Trading Estate, Brierley Hill

TO LET



hexagonTM
commercial property

Description

Oak Street trading estate offers a versatile, open plan industrial unit with both sliding shutter and personnel door. This unit benefits from having W/C facilities and added security in the form of gated access to the estate. This unit would be ideal for business that require easy loading and unloading due to the large roller shutter being located at the end of the unit.

Location

The units are located on Oak Street Trading Estate, Oak Street, Quarry Bank, Dudley. The estate is located approximately 1/2 mile from Merry Hill Shopping Centre, with access via the Dudley Southern Bypass (A461) and the Birmingham New Road (A4123), to Junction 2 of the M5 Motorway which is approximately 6 miles distant. The Dudley Southern Bypass and M5 Motorway provide access to the whole of the Black Country and the national Motorway network.

Accommodation

Total Accommodation - 830 Sq Ft

Rates

TBC

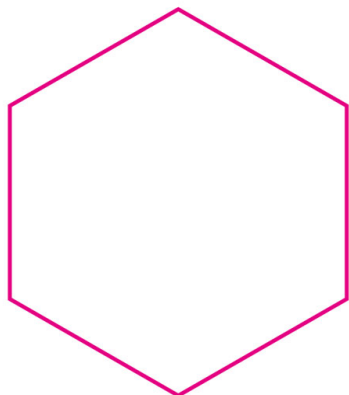
It is understood that the unit will benefit from 100% business rates relief. Interested parties are to make their own enquiries with the relevant local authority.

Terms

Terms to be agreed by way of new lease.

Buildings insurance and service charge payable.

Application Fee: £100 plus VAT



**...get social
with Hexagon**

f 'Hexagon Commercial Property'

in 'Hexagon Commercial Property'

X @HexagonCP

ig @HexagonCommercial

**...and stay up-to-date with all
the latest properties
& news!**

Any maps are for identification purposes only and should not be relied upon for accuracy.

MISREPRESENTATION ACT 1967

Misrepresentation Act: These particulars are produced in good faith and believed to be correct. Neither Hexagon Commercial Property, their joint agents (where applicable) or their client guarantees their accuracy and they are not intended to form any part of a contract. No person in the employment of Hexagon or their joint agents has authority to give any representation or warranty in respect of this property. All prices or rents are quoted exclusive of VAT. These particulars were produced in April 2019.

info@hexagoncommercial.co.uk

www.hexagoncommercial.co.uk

01384 374888

**5 Heath Lane
Oldswinford
Stourbridge
West Midlands
DY8 1RF**

W3W///clock.port.smiles



hexagonTM
commercial property