

OPEN STORAGE TO LET

CAKEMORE
ROAD, ROWLEY
REGIS, WEST
MIDLANDS
B65 0QU

**3.11 Acres
1.26 Hectares**

- Class 1 Industrial Outdoor Storage Site.
- Mostly surfaced with concrete and tarmac
- Secure, fenced and serviced.
- Buildings to be demolished.
- Strategic Location

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LOCATION

Rowley Regis is located on the eastern fringe of the Black Country, 8 miles west of Birmingham City Centre, 4 miles north of Halesowen, 2 miles south of Oldbury and 3 miles south of West Bromwich.

Strategically located next to the M5 accessed via Cakemore Road which links directly to A4123 Wolverhampton Road and A4034 Birchfield Lane leading to Junction 2 which is 1 mile distant.

The property is well served by Rowley Regis (Park & Ride) Station located 0.3 miles southwest of the property providing regular services to Worcester, Kidderminster, Birmingham Snowhill, and Stratford-upon-Avon.

DESCRIPTION

This Industrial Outdoor Storage (IOS) property measures 3.11 acres and benefits predominantly from a concrete surface.

The site is secure and fenced and has a single access point from Cakemore Road. It also benefits from power, water and drainage.

There are several buildings on the site which are to be demolished.

ACCOMMODATION

Name	Size
Total	3.11 Acres (1.26 Hectares)

TERMS

A new lease is available direct from the landlord on terms to be agreed.

RENT

Rent on Application.

EPC

No EPC required (buildings to be demolished).

LEGAL COSTS

All parties to cover their own costs.

VAT

Exclusive of VAT.

VIEWING

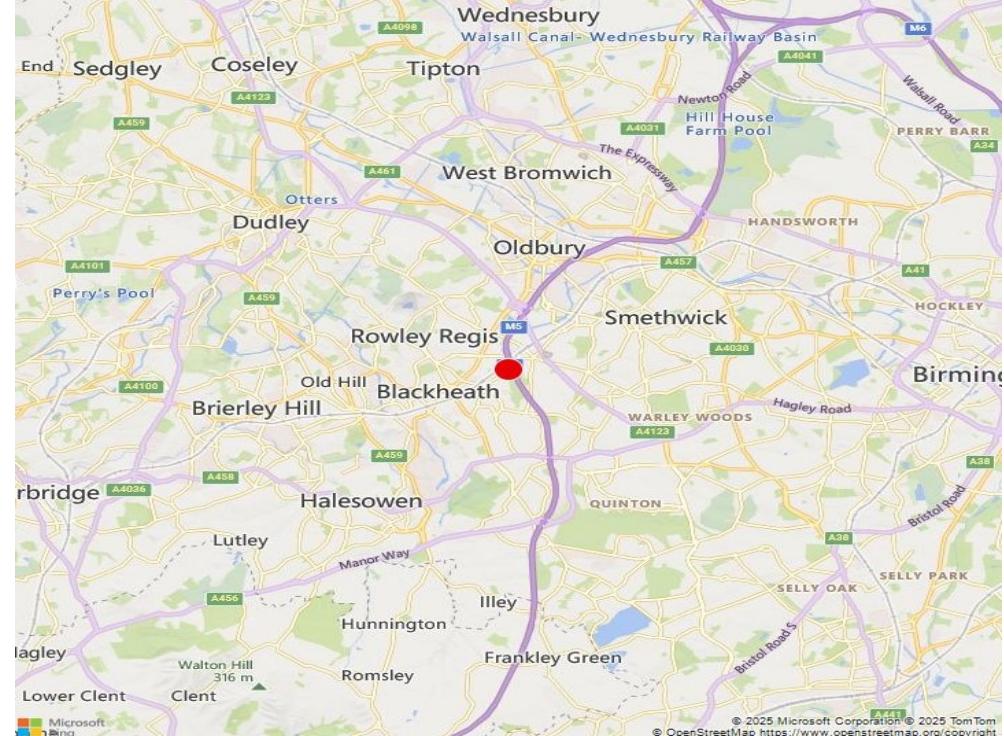
Strictly by appointment with agents.

RATEABLE VALUE

Rates reassessment is required. Sandwell Metropolitan Borough Council <https://www.sandwell.gov.uk/>

INDUSTRIAL OUTDOOR STORAGE CLASSIFICATION

For more information on the industrial outdoors storage classification index, please visit the following: <https://www.carterjonas.co.uk/commercial/open-storage-classifying-sites>



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