

Industrial

F2 | SAPPHIRE COURT

Isidore Road, Bromsgrove, B60 3ET



F2 | 2,458 SQ FT

Industrial

Located in the well-maintained Sapphire Court, Unit F2 offers modern industrial space making it an ideal solution for businesses seeking premium warehouse facilities. This unit benefits from a common yard area, and dedicated car parking, ensuring ease of access and efficiency. The estate provides a secure and managed business environment, offering a professional setting for industrial and logistics operations. With convenient motorway links, high-quality construction, and a strategic location in Bromsgrove, F2 Sapphire Court is a prime industrial unit designed to meet the needs of growing businesses.



Lease Type

New

✓ Unit Summary

- Car Parking
- Premier Industrial Location
- WC facilities
- Electric Roller Shutter Door
- 3 Phase Power
- Secure Estate

£ Occupational Costs

	Per Annum	Per Sq Ft
Rent	£27,650.00	£11.25
Rates	£8,358.25	£3.40
Maintenance Charge	£2,777.54	£1.13
Insurance	£491.60	£0.20
Total Cost	£39,277.39	£15.98

Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency (www.voa.gov.uk). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see <https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief> or read our rates blog.

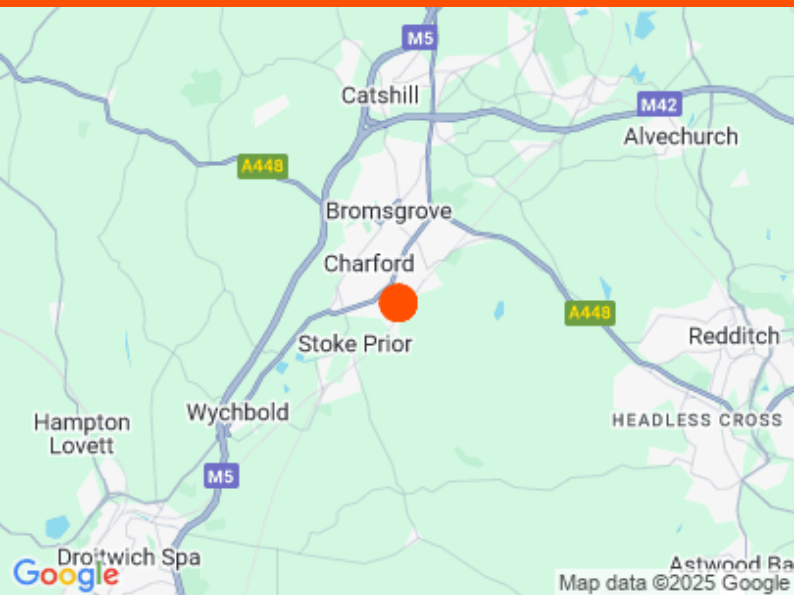
➔ For more info please visit: unit.info/U4P0400129

+44(0) 808 169 7554

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Location

The site is located on Bromsgrove Enterprise Park, to the south of Bromsgrove town centre and accessed via Aston Road which links to the A38 Bromsgrove Eastern Bypass. The A38 provides access to J5 of the M5 (3.5 miles South) and J1 of the M42 (3 miles North).



Road
M5: 3 miles



Airport
Birmingham: 23 miles



Rail
Bromsgrove: 1 mile

Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Contact us now to arrange a viewing.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	B (27)

Key Contact



Rebecca Beddows

Senior Customer Engagement Manager

"Rebecca joined Indurent in 2019 and is our Customer Engagement Manager for our properties in the Midlands. Please drop Rebecca a line if you would like to discuss leasing a unit or would like to find out more about becoming a customer of indurent.com"



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