



KINGS NORTON

BUSINESS CENTRE
BIRMINGHAM B30 3HZ

14 Castle Road

TO LET

**MODERN INDUSTRIAL/
WAREHOUSE UNIT
WITH OFFICES**

4,120 sq ft (383 sq m)

6.4m eaves height

13 car parking spaces

Yard Area

Open plan offices

24 hour estate security

Excellent road and
rail links



www.kingsnortonbusinesscentre.co.uk

DESCRIPTION

Kings Norton Business Centre provides over 800,000 sq ft of industrial/warehouse, showroom and office accommodation playing a major role in the local community with well known occupiers such as Bristol Street Motors, Screwfix, Euro Car Parts, Birmingham University and the NHS.

SPECIFICATION

Warehouse

- Steel portal frame construction
- 1 Level access loading door
- 6.4m eaves height
- Heating and lighting

External

- Car parking to front of unit
- Concrete yard

Offices

- Open plan ground and first floor
- Kitchenette
- Heating and lighting
- WCs



ACCOMMODATION (GEA)

Description	sq ft	sq m
Warehouse	3,442	319.79
Ground & First Floor Offices	678	62.98
Total	4,120	382.77

EPC

D-78. - to be reassessed post refurbishment.

RENT/TERMS

On application.

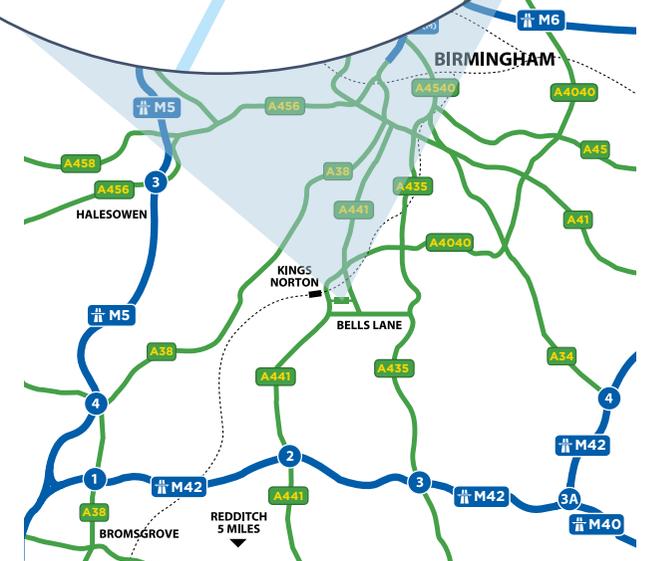
PLANNING

The building is suitable for B2, B8 and E uses which covers light industrial, general industrial and storage and distribution.

BUSINESS RATES

Rateable Value (2023) £36,000.

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M42 J2
Bham City Centre 4.4 miles
Bham Airport 4.9 miles
13.2miles



Kings Norton 1 min
Bham New Street 16 mins
Redditch 25 mins



Cotton Park - 47 17 mins
Bham City Centre - 21mins
Solihull - 49 45 mins

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