

TO LET - INDUSTRIAL / WAREHOUSE

# UNITS 1 & 2

Orton Way, Tameside Drive, Birmingham, B35 7BD



## Key Highlights

- 32,942 to 58,030 sq ft
- 5 level loading doors
- 8m Eaves Height
- Two secure yards
- Due to be refurbished
- Can be let as one building or split
- EPC C: 63
- Immediate Proximity to Junction 5 of the M6

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## Description

Units 1 & 2, Orton Way, is a securely gated, semi-detached warehouse with a modern specification, constructed circa 2000. The unit comprises a steel portal frame with part brick and profile metal clad elevations, set beneath pitched profile clad roofs, and benefit from an approximate minimum eaves height of 8 meters.

The unit benefits from two secure, fenced loading yards, parking and 5 roller shutter doors (3 on one side and 2 on the otherside) alongside substantial covered canopies on either side of the building.

## Location

The property is strategically located within a well-established industrial estate, prominently positioned on Orton Way in Castle Bromwich, immediately adjacent to Junction 5 of the M6 motorway. Orton Way is accessed via Tameside Drive, which connects directly to the A452 dual carriageway. The A452 provides access to key regional routes including the M6, A47, and Tyburn Road — a principal arterial route into Birmingham city centre.

## Accommodation

The accommodation comprises the following areas:

Name	sq ft	sq m	Availability
Unit - 1	32,942	3,060.41	Coming Soon
Unit - 2	25,088	2,330.75	Coming Soon
<b>Total</b>	<b>58,030</b>	<b>5,391.16</b>	

## Viewings

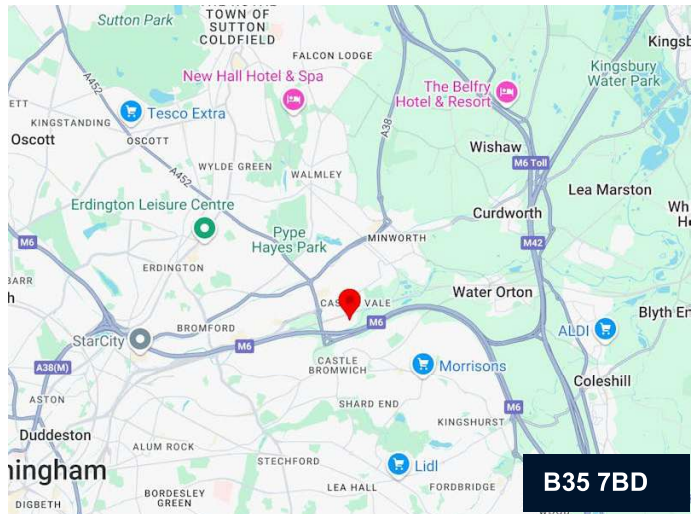
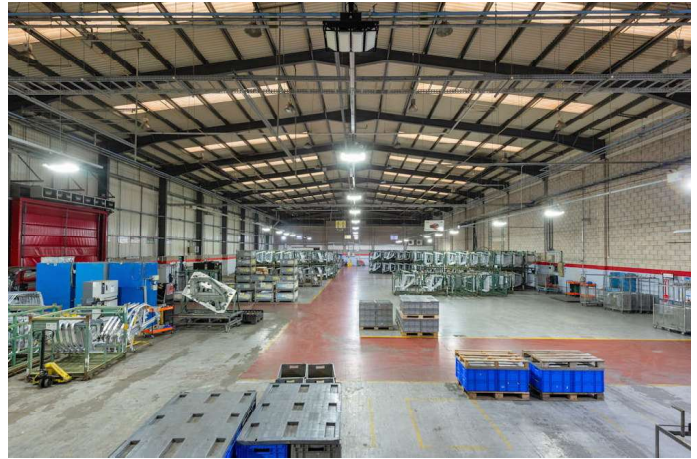
Strictly by prior arrangement with the agents.

## Terms

The property is available to let on a new full repairing and insuring lease, on terms to be agreed.

## EPC C

A copy of the EPC is available upon request. Subject to refurbishment it is C :63 rated.



## Contact

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