

Lot 17

Vacant Possession

Unit B4 Ratio Park, Fine Point Road, Kidderminster, Worcestershire DY11 7FB

Freehold Modern Industrial Opportunity



Key Details

- Situated on a well established industrial estate
- Modern industrial unit with vehicle access loading door and car parking
- Neighbouring occupiers include Wyre Forest District Council, Stourport on Severn Town Council, International Glazing Services, Spokes Bicycle Shop and Specsavers

Location

Miles: 18 miles south-west of Birmingham
16 miles south of Wolverhampton
Roads: A451, A449, M5, M42
Rail: Kidderminster Railway Station
Air: Birmingham Airport

Situation

Ratio Park is located within an established industrial location some 2.5 miles south of Kidderminster town centre, directly fronting the main A451 Stourport Road. The property is situated on the well established industrial estate Fine Point Business Park, comprising commercial and office buildings. Neighbouring occupiers include Wyre Forest District Council, Stourport on Severn Town Council, International Glazing Services, Spokes Bicycle Shop and Specsavers.

Description

The property comprises a modern industrial unit with a mezzanine floor at the rear, an eaves height of approximately 4.1 metres (13ft 6ins) and dedicated car parking.

Tenure

Freehold.

VAT

VAT is applicable to this lot.

Six week completion

Energy Performance Certificate

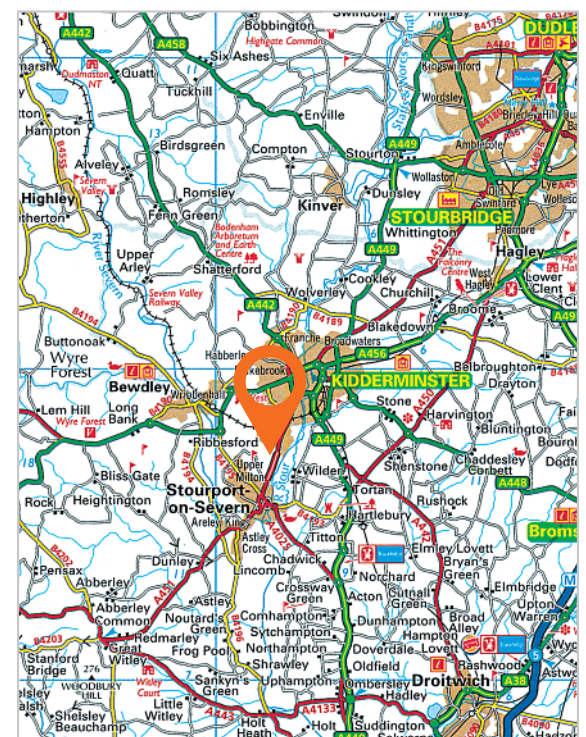
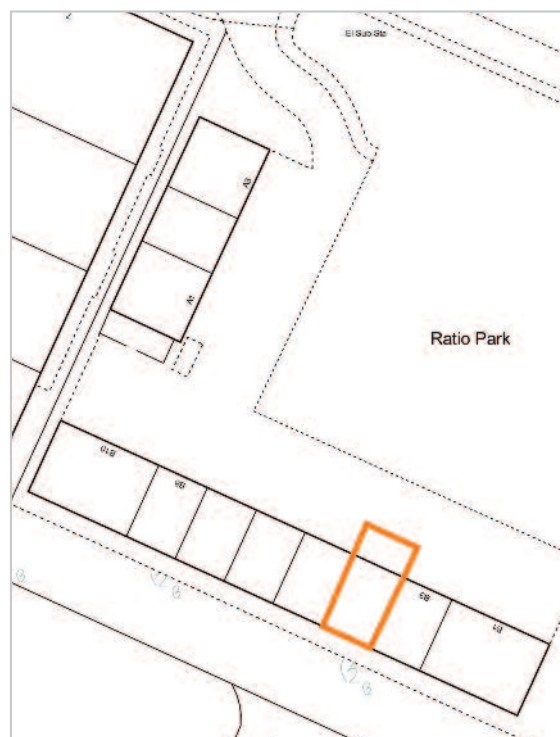
Band D. See legal pack.

Note

Unit A3 is being offered as lot 33

Tenancy and accommodation

| Floor | Use | Floor Areas (Approx) | Possession |
|-------------------------------------|------------|----------------------------------|-------------------|
| Ground and Mezzanine | Industrial | 106.56 sq m (1,147 sq ft) | VACANT POSSESSION |
| Total Approximate Floor Area | | 106.56 sq m (1,147 sq ft) | |



Extract reproduced from the Ordnance Survey mapping with the permission of The Controller of Her Majesty's Stationery Office ©Crown Copyright 100020449. For identification purposes only.

Acuitus
John Mehtab
+44 (0)20 7034 4855
+44 (0)7899 060 519
john.mehtab@acuitus.co.uk

Acuitus
Billy Struth
+44 (0)20 7034 4854
+44 (0)7824 705 955
billy.struth@acuitus.co.uk

Seller's Solicitors: VVW LLP
Gregory Clark
+44 (0)121 227 3714
gclark@vvw.co.uk