

# units 13 - 14

MONKSPATH BUSINESS PARK ■ HIGHLANDS ROAD ■ SOLIHULL ■ B90 4NY

CANMOOR

AVAILABLE  
NOW



Indicative Image

## Modern Industrial / Warehouse Unit 13,959 sq ft (1,297 sq m) **TO LET**

- 1 mile from M42
- 8.5 miles from Birmingham Airport
- A well established industrial estate
- On site security
- Superfast fibre broadband
- 3 phase power
- Allocated car parking spaces
- Eaves height of 6.2m to underside of haunch
- Ground floor office accommodation

On site occupiers include:

CityFibre

GSFCAR PARTS

BELL  
PLUMBING SUPPLIES

BUNN

ELECTRIC  
CENTER

Shred-it  
A Stericycle® Solution

Norton

MMX

SOLIHULL

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CANMOOR

## LOCATION

Monkspath Business Park is situated on Highlands Road, Solihull, off the A34 Stratford Road.

The A34 provides direct access to Junction 4 of the M42, 1 mile to the south east and Birmingham City Centre, 8.5 miles to the north east. Solihull town centre is 3.5 miles to the north east and is accessed via the B4102.



6.2M EAVES  
HEIGHT



SELF CONTAINED  
OFFICES



GROUND LEVEL  
LOADING DOORS



ON SITE SECURITY  
WITH GATEHOUSE  
AND CCTV



ON SITE  
CAR PARKING



THREE PHASE  
POWER SUPPLY



Highly productive workforce.  
Gross value added per  
employee is highest in  
the region



Lower full time wages  
in West Midlands.  
They are 6% lower than the  
national average



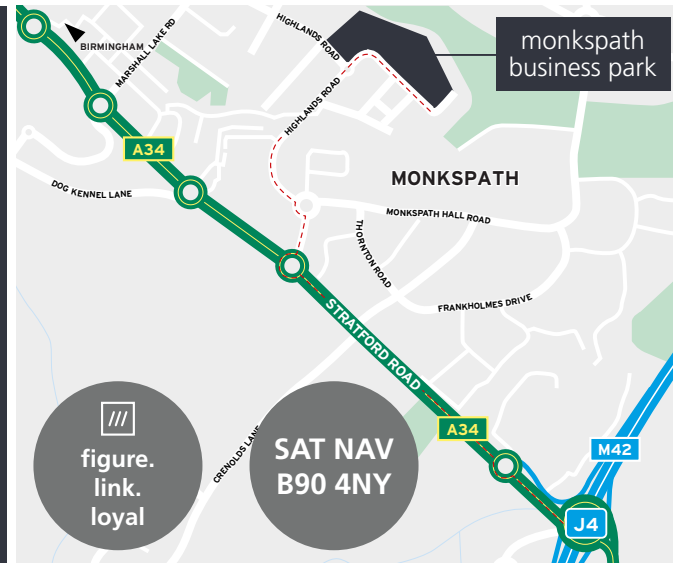
Highly skilled workforce.  
33% qualified to degree level  
and above



Skilled local workforce.  
18% work in manufacturing,  
transportation and storage

## ACCOMMODATION

13 - 14	sq ft	sq m
Warehouse	12,023	1116.9
Offices	1,936	179.8
<b>Total</b>	<b>13,959</b>	<b>1,297</b>



## COMMUNICATIONS

LOCATION	miles
Birmingham	8.5
The NEC	8.5
Birmingham Int	9
Coventry	17
London	103

ROAD	miles
M42 J4	1
M40 J16	5
M6 J4	11

AIR	miles
Birmingham Int	9
Coventry	26

## FURTHER INFORMATION

For further information on available units please contact the joint agents:

savills.co.uk savills

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