



4 Dock Level
7 Surface Level
Doors



15.25m
Clear Height

Nexus Point

Birmingham, UK



Fully
Sprinklered



Heating & Lighting
Within
Warehouse

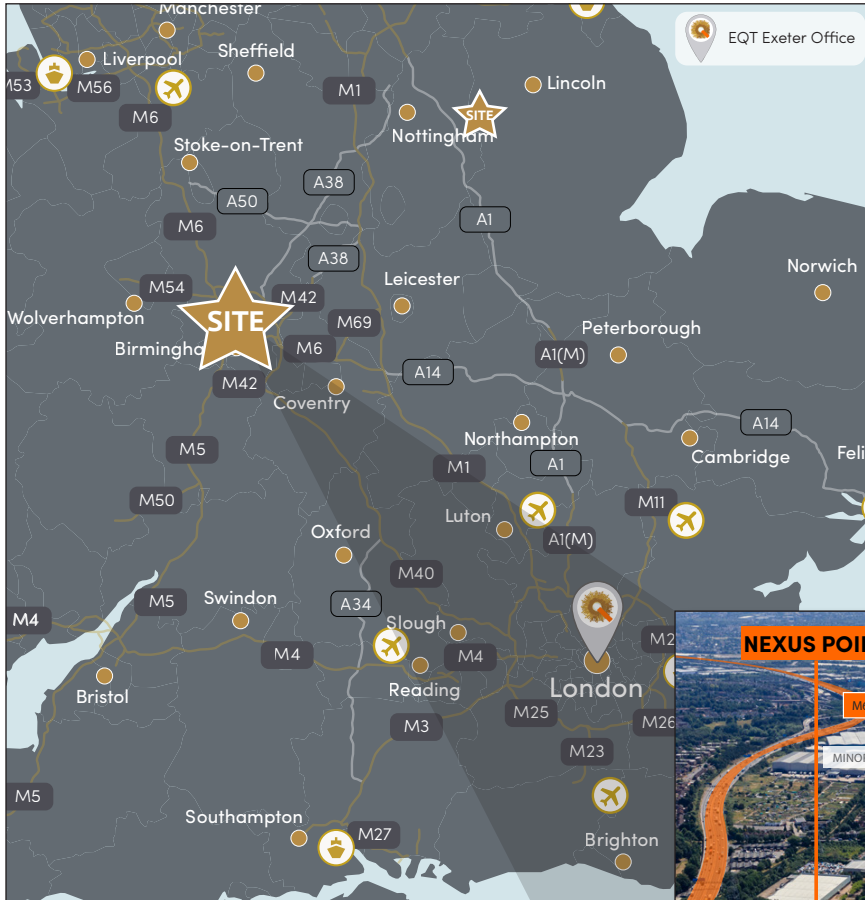
GRADE A LOGISTICS / INDUSTRIAL UNIT TO LET | 121,839 SF



PROPERTY SPECIFICATIONS

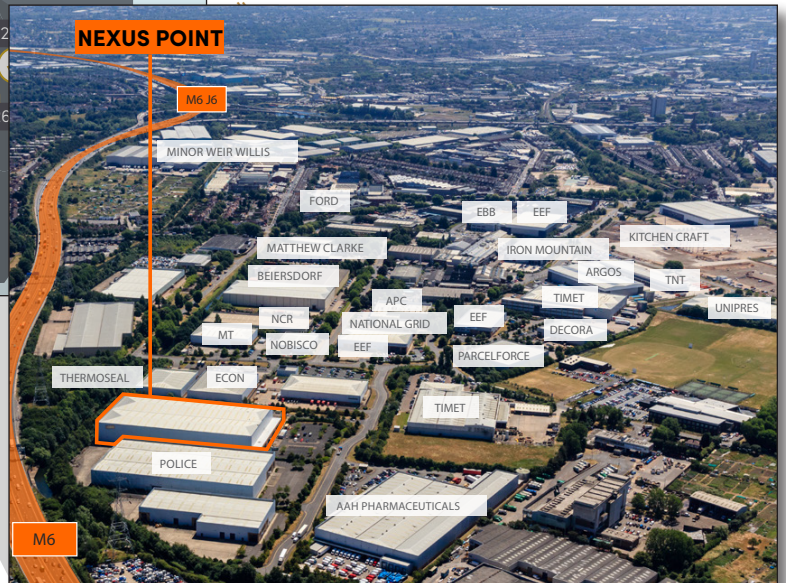
Total Surface (LFA)	121,839 SF
Warehouse	109,862 SF
Storage	2,696 SF
GFR Office (Canteen Reception)	3,291 SF
FF Office	5,990 SF
Clear Height	15.25 m
Dock Level Doors / Drive-in-Doors	4 / 7
Truck Yard Depth	40 m
Car Parking	150
Large Loading Canopies	2
Sprinklers	Yes
Power	2.5 MVA

NEXUS POINT, BIRMINGHAM



LOCATION:

- » The property is situated within a well established industrial area approximately 3 miles north of Birmingham and 1.5 miles from Junction 6 of the M6 motorway
- » High profile local occupiers include Parcelforce, Argos, TNT, Iron Mountain, Birmingham Wholesale Markets, Beiersdorf, Kitchen Craft, AAH Pharmaceuticals and National Grid



DISTANCES:



- » A34: 1 min / 0.3 miles
- » M6 J6: 5 min / 1.5 miles
- » M6 J7: 10 min / 4 miles
- » Birmingham City Center: 15 min / 3.4 miles



- » Bristol Port: 1 hr 40 mins / 90 miles
- » Liverpool Port: 1 hr 50 mins / 94 miles



- » Birmingham Airport: 25 min / 15 miles
- » East Midlands Airport: 45 mins / 40 miles
- » Heathrow Airport: 2 hr / 115 miles

MORE INFORMATION:

- » Nexus Point occupies a prominent position on Elliot Way, adjacent to Junction 6 of the M6 motorway
- » The junction of the M6 and A38(M) (Spaghetti Junction) is 2.8 miles south east of the property and provides access to the wider motorway network

WORKFORCE:

- » 428,210 people of working age
- » 1,562,765 total population within 30 minutes drive

NEXUS POINT, BIRMINGHAM

SITE PLAN / INTERIOR:

