

**To let** (preliminary details)

Unit 5  
Cranbrook Way,  
Solihull Business Park  
Shirley,  
Solihull B90 4GT



**Modern detached warehouse  
in a premier location**

**54,142 SQ FT (5,030 m<sup>2</sup>)**



## OUTLINE SPECIFICATION

- 16% Office Content
- 4 Dock Level access Doors
- 1 Level Access Door
- 54 Car Parking spaces
- 10m Eaves
- 50m Yard Depth

Approx GIA (subject to measurement)	Warehouse (sq. ft)	Office (sq. ft)	Total (sq. ft)	Total (sq. m)
<b>Unit 5</b>	45,057	*9,085 (subject to amendment)	54,142	5,030

## TENURE

Unit 5 is available by way of a new lease for a term to be agreed.

## RENT

Available upon application.

## EPC

Available upon request

## ANTI-MONEY LAUNDERING

To comply with our legal responsibilities for Anti-Money Laundering under the Money Laundering, Terrorist Financing and Transfer of Funds (information on the payer) Regulations 2017 it will be necessary for the successful parties to provide information before the transaction is completed to include:

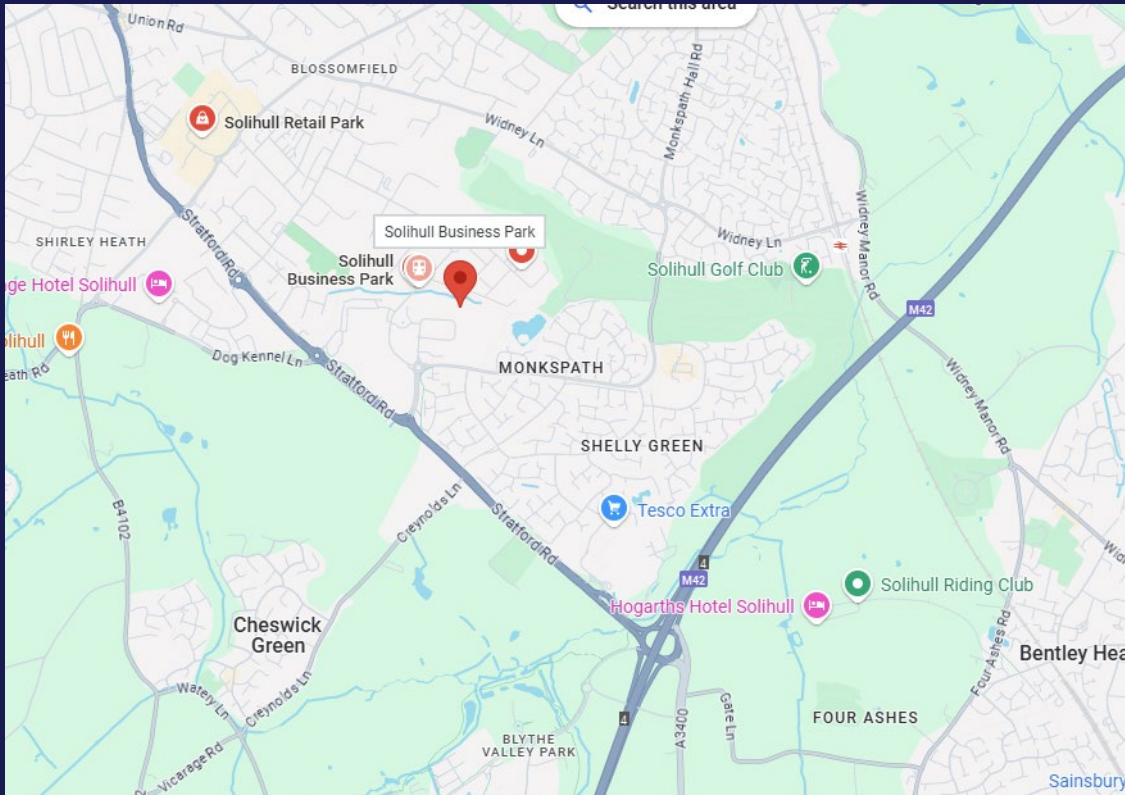
- Corporate structure and ownership details
- Identification and verification of ultimate beneficial owners
- Satisfactory proof of the source of funds for the buyer/funder/lessee

## Site Plan (boundaries are approximate)



## SAT NAV B90 4GT

What 3 words: ///analogy.remote.orders



## CONTACT US

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