

For Lease

Light Industrial



215 Torrington Avenue

Coventry CV4 9HN

BROMWICH
ARDY

024 7630 8900

www.bromwichhardy.com

📦 8,100 - 11,738 Sq Ft

£ £56,000 - £76,000 Per Annum

Key Features

- 4m Eave Heights
- Mezzanine Floor
- Modern Offices
- W/C and Kitchenette
- 3 Phase Electrics
- Prominent Industrial Unit
- Ideal for Logistics or Manufacturing



215 Torrington Avenue, Coventry, West Midlands,
CV4 9HN



Location

Industrial Unit 215 is well situated within the established Torrington Avenue Industrial Estate, which is easily accessible via the A45. The city centre is some two miles away, Leamington Spa and Warwick are approximately eight miles away and the M6 motorway is accessible via the A444.

Description

The premises comprise a warehouse of steel frame and brick construction under a pitched sheet roof and benefit from sodium lighting, Powermatic space heater, 3-phase electricity and a large two-storey mezzanine office and storage space. There is currently a large main office, four adjoining offices and partitioned offices and a separate office all carpeted, double glazed with GHC and strip lighting. Kitchen, kitchenette and separate male and female WC facilities. The rear warehouse 215a is available by a separate lease to be agreed.

Accommodation

Area	Sq Ft	Sq M
215 Torrington Ave	8,100	752.49
215a Torrington Ave	3,638	337.97
Total	11,738	1,090.46

Tenure

The property is available on a lease to be agreed.

EPC

Available upon request.

VAT

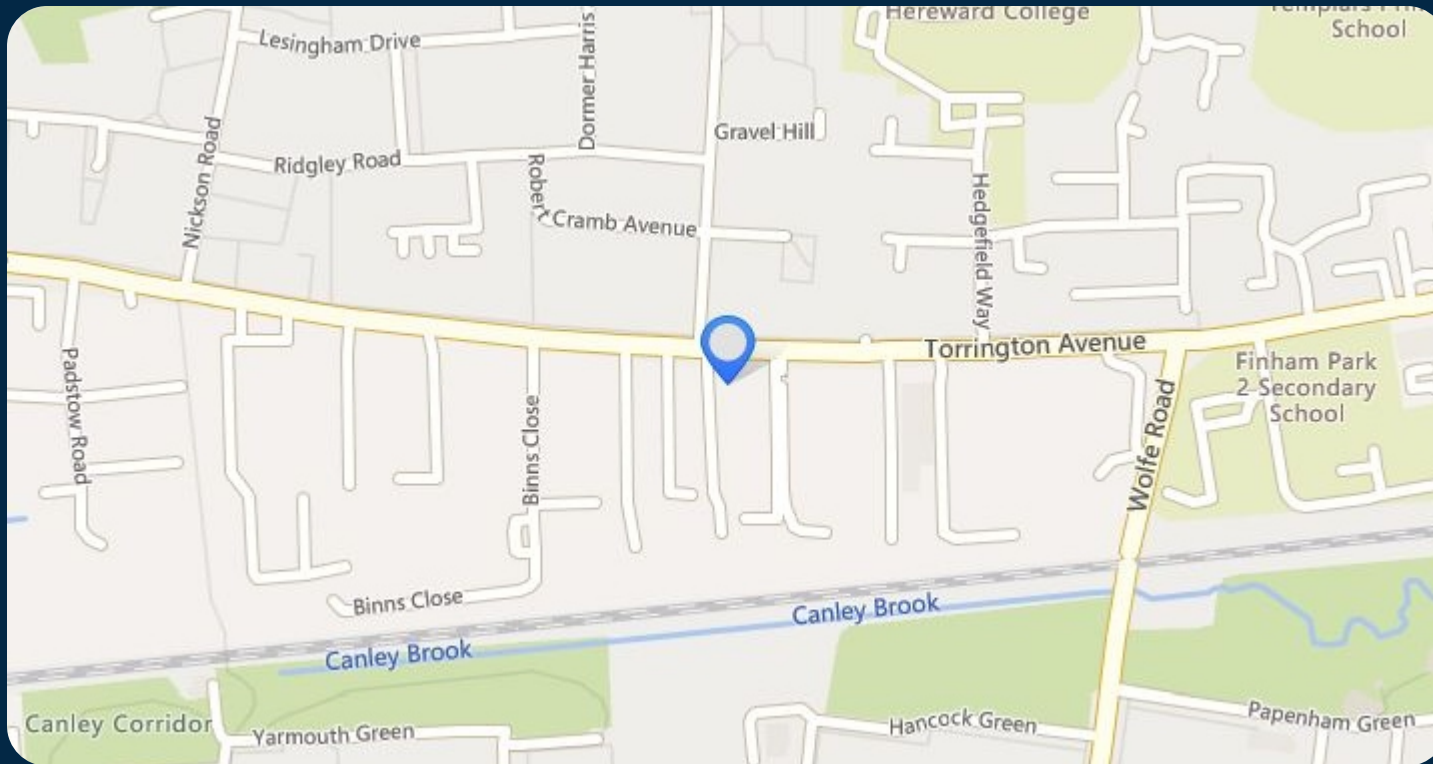
This property is not registered for VAT (Value Added Tax).

**215 Torrington Avenue, Coventry, West Midlands,
CV4 9HN**

With over 250 years of combined experience, trust Bromwich Hardy to safeguard your commercial property.



215 Torrington Avenue, Coventry, West Midlands, CV4 9HN



Legal Costs

Each party is to bear their own legal and surveyors costs incurred in this transaction.

Viewing

Strictly by appointment with the agent Bromwich Hardy.



Caine Gilchrist

Contact us with any queries about the property or to book a viewing

02476 308 900

07806 767 073

caine.gilchrist@bromwichhardy.com



02476 308900

office@bromwichhardy.com

www.bromwichhardy.com