



HAMS HALL 145

Modern Distribution Warehouse Facility
144,996 Sq Ft (13,471 Sq M)

TO LET

Coleshill, Birmingham B46 1AQ

PREMIER

Hams Hall 145 is a modern distribution warehouse facility benefiting from the following Grade A specification:

	Sq Ft	Sq M
Warehouse	131,315	12,199.56
First Floor	13,681	1,271.01
Total	144,996	13,470.57



50kN / Sq M
Floor Loading



50m Secure
Service Yard



34 HGV Parking
Spaces



Canteen and
Locker Rooms to



Passenger
Lift



EPC
A-23



Part
Racked



Double Storey Office
Accommodation



90 Car Parking
Spaces



11.5m Clear
Working Height



Gas Fired Heating
to Warehouse



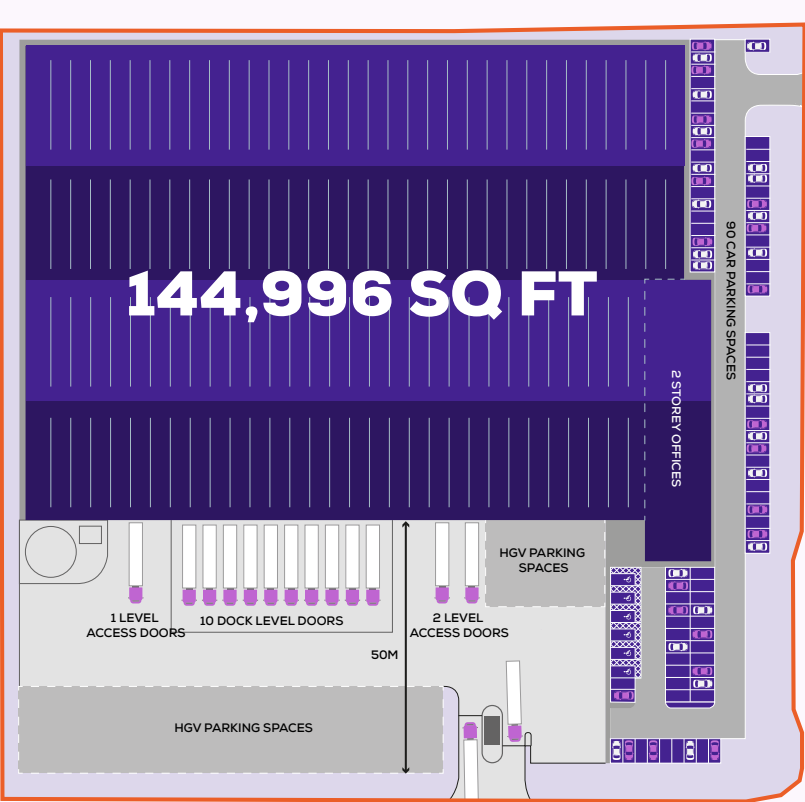
10 Dock Level
Loading Doors

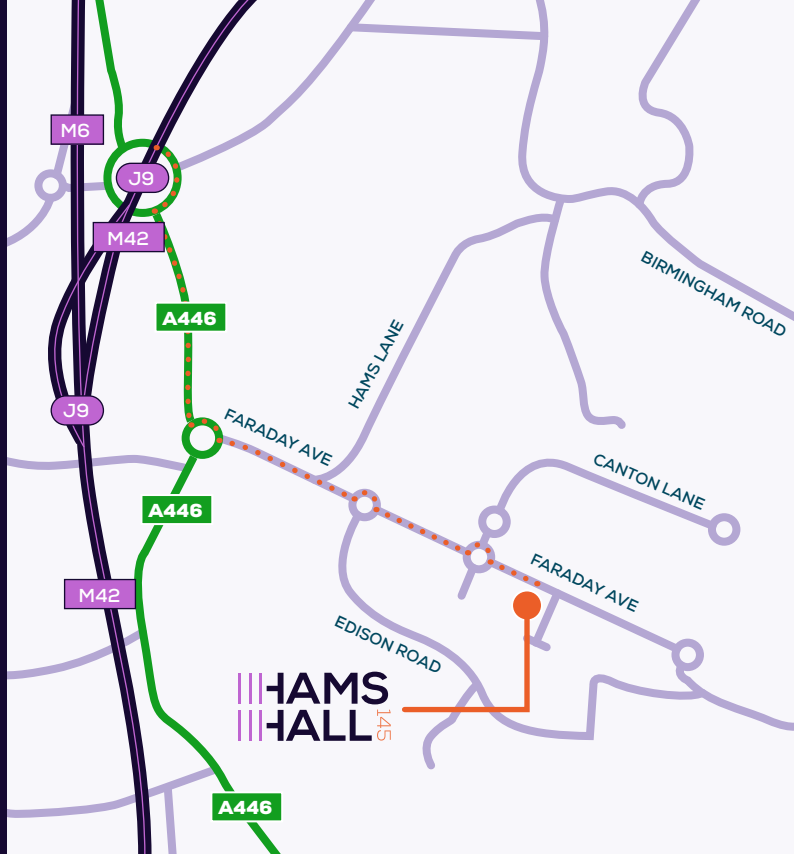
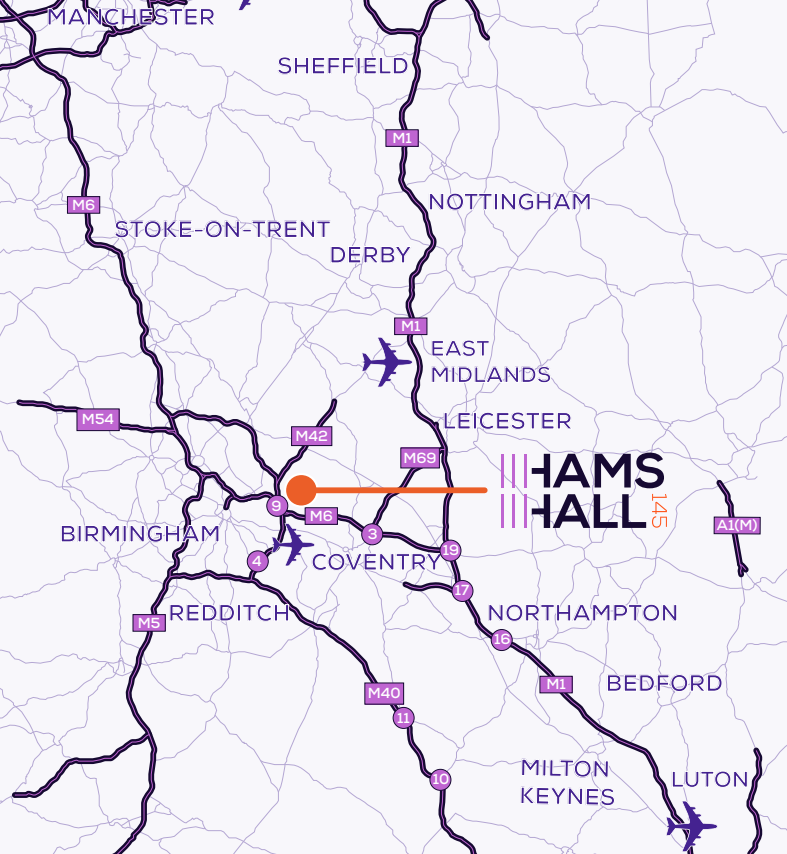


LED Lighting to
Warehouse



3 Level
Access Doors





LOCATION

Hams Hall is one of the Midlands premier distribution parks providing swift access to the motorway network. Junction 9 of the M42 is approximately two miles to the north west and provides road links to junction 4 of the M6 approximately 5.6 Miles to the south. The warehouse also benefits from close proximity to junction 1 of the M6 toll, which provides access to the M6 to the North West. The park benefits from an on site intermodal rail freight terminal which connects with the ports of Southampton, Felixstowe and Ipswich.

Hams Hall is within a 20 minute drive time of the two major Jaguar Land Rover car plants at Castle Bromwich and Solihull.

TENURE

The premises are available by way of an assignment of the current lease expiring 5th May 2036 or alternatively, by way of a sub lease for a term to be agreed.

RENT

Available on request.

VIEWING & FURTHER INFORMATION

Please contact our joint sole agents.



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These particulars are believed to be correct at the date of publication, but their accuracy is in no way guaranteed, neither do they form part of any contract. All areas are approximate. September 2026. Design by **CORMACK** - cormackadvertising.com