



TO LET

UNIT 10, THE SHIRES INDUSTRIAL ESTATE, ESSINGTON CLOSE LICHFIELD. WS14 9AZ

- End Terrace Warehouse extending to 1918 sq ft plus first floor office
- Extensive "Dark Kitchen" fit out with walk in fridge & freezer (available by separate negotiation)
- Edge of Lichfield location providing excellent road access
- Lease from 3 years

RENT ON APPLICATION

Location

Located on the established Shires Industrial Estate on Wellington Road off Birmingham Road in Lichfield, Postcode WS13 9AZ.

Description

An end terrace warehouse unit comprising: -

Ground Floor	1918 sq ft
First Floor Office	226 sq ft
Total:	2,144 sq ft
Parking / Yard Area to fore	
Floor areas are approximate.	

The unit has undergone some refurbishment by the current tenants. The unit benefits a fully fitted food preparation area / possible Dark Kitchen with walk in chillers (available to purchase by separate negotiation). Extraction system fitted. Gas supply and three phase power.

Rent

Available on a Full Repairing & Insuring lease from 3 years.

Rates

Current RV: £13,000 (August 2023)

EPC

Rating D

Legal Costs

Each party to bear their own.

VAT

All figures exclude VAT.

Viewing

By prior appointment with the sole agents:

Jayman Commercial

t: 01543 417559



Ben Greaves 07753 771273

commercial@jayman.co.uk

Subject To Contract. October 2025

