



Copperfield Road, Coventry, CV2 4AQ

£12,000 Per
Annum

- Workshop Space To Let
- Suitable for light industrial (STPP)
- 103.02m² (1,108ft²)
- Ideal Location

Location

Situated on Copperfield Road within the established Stoke area of Coventry, the property occupies a convenient location close by to Coventry City Centre. The area benefits from excellent road connectivity via the A4600 and A444, providing straightforward access to the M6, M69 and wider Midlands motorway network. Coventry Railway Station is also within easy reach, the surrounding area comprises a mix of commercial, industrial and residential occupiers,

Description

Comprising a well-positioned commercial unit suitable for a range of occupiers, subject to the necessary planning consents. The property offers flexible accommodation that can accommodate office, workshop, trade counter, storage or light industrial uses depending on occupier requirements. Benefiting from a practical layout, the premises provide an excellent opportunity for both established businesses and start-ups seeking well-connected accommodation close to Coventry City Centre and the regional road network.

Accommodation

103.02m² (1,108ft²) GIA

Services

The property is connected to: Electricity, water and drainage.

EPC

Rated: C - 63

VAT

This property is not elected for VAT

Business Rates

TBC

Legal Costs

Each party will be responsible for their own legal costs incurred in the transaction.

Viewing

To discuss the property or to arrange a viewing please contact the commercial Team: 02476 228111 commercial@loveitts.co.uk

Important Information

We are required by HMRC to conduct anti-money laundering checks on all parties with an interest in the property and accordingly we will require forms of identification in due course. Particulars: These Particulars do not constitute an offer or contract and should not be relied upon as being factually accurate, the photographs show only part of the property and the areas, measurements and distances given are approximately only. A buyer or a lessee must make their own enquiries or inspections and should not solely rely on these Particulars or other statements by Sheldon Bosley Knight. VAT: The VAT position relating to the property may change without notice.



Map

