Barwood. Invesco

YOUR LOGISTICS @ VANTAGE

REFURBISHED, EXTENDED & NEW
BUILDINGS, HIGH PROFILE **M6 LOCATION**

V60 **61,472** SQ FT
V90 **90,201** SQ FT
V117 **117,294** SQ FT
V216 **215,719** SQ FT
TO LET

BIRMINGHAM B24 9GZ

VANTAGE PARK

/// GATES.TIDES.LIMES

JOIN THE HEART OF BIRMINGHAM'S INDUSTRIAL FORCE

Introducing @Vantage Park, a premier industrial hub at Vantage Way, offering state-of-the-art units designed for efficiency, flexibility, and connectivity in the heart of Birmingham's thriving logistics and manufacturing sector.

Indicative CGI of V216

PRIME STRATEGIC INDUSTRIAL LOGISTICS OPPORTUNITY

Strategically positioned between Junctions 5 & 6 of the M6, @Vantage Park is within one of Birmingham's key employment hubs. Surrounded by major occupiers the site is ideal for a range of employment uses STP.

VERSATILE SPACES

HIGH-QUALITY SPECIFICATIONS & MODERN EFFICIENCIES

Vantage Park comprises a range of modern self contained industrial / warehouse units benefiting from the following specification:

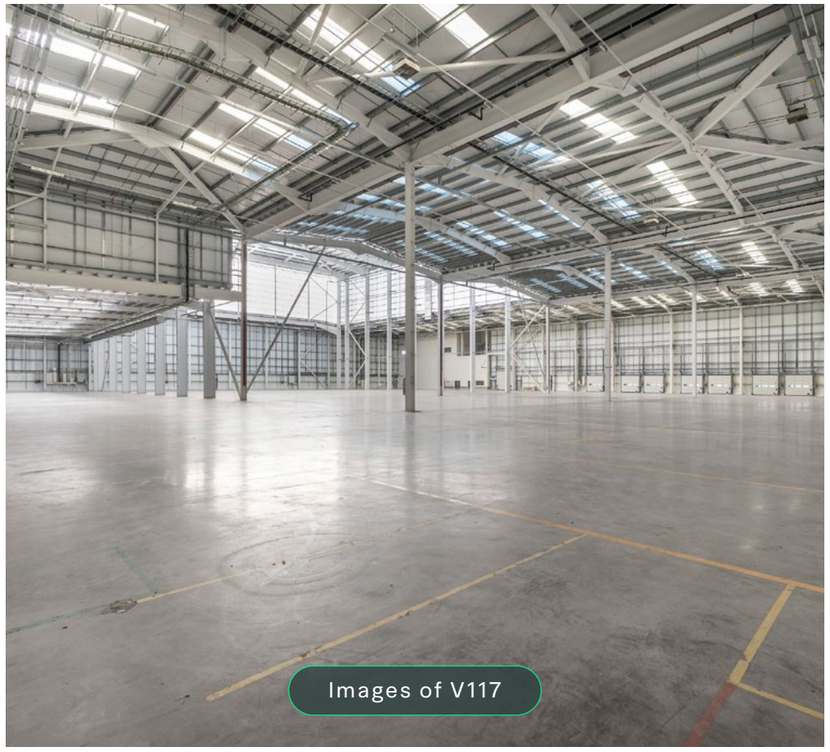
V90	SQ FT
WAREHOUSE	84,313
OFFICES	5,888
TOTAL	90,201
DOCK DOORS	8
LEVEL ACCESS	2
FLOOR LOADING	50 KNM2
EAVES HEIGHT	12.5M
YARD DEPTH	50M
CAR PARKING	85
POWER	800KVA / 0.8MVA

V60	SQ FT
WAREHOUSE	57,425
OFFICES	4,047
TOTAL	61,472
DOCK DOORS	4
LEVEL ACCESS	2
FLOOR LOADING	50 KNM2
EAVES HEIGHT	12.5M
YARD DEPTH	40M
CAR PARKING	75
POWER	500KVA / 0.5MVA

V216	SQ FT
WAREHOUSE	208,357
OFFICES	7,362
-	-
TOTAL	215,719
DOCK DOORS	18
LEVEL ACCESS	2
FLOOR LOADING	60 KNM2
EAVES HEIGHT	13M
YARD DEPTH	50M
CAR PARKING	188
POWER	1,500KVA / 1.5MVA

V117	SQ FT
WAREHOUSE	105,152
OFFICES	6,071
2ND FLOOR OFFICES	6,071
TOTAL	117,294
DOCK DOORS	7
LEVEL ACCESS	2
FLOOR LOADING	60 KNM2
EAVES HEIGHT	13-21M
YARD DEPTH	52M
CAR PARKING	114
POWER	1,500KVA / 1.5MVA

Indicative CGI of V90



Images of V117

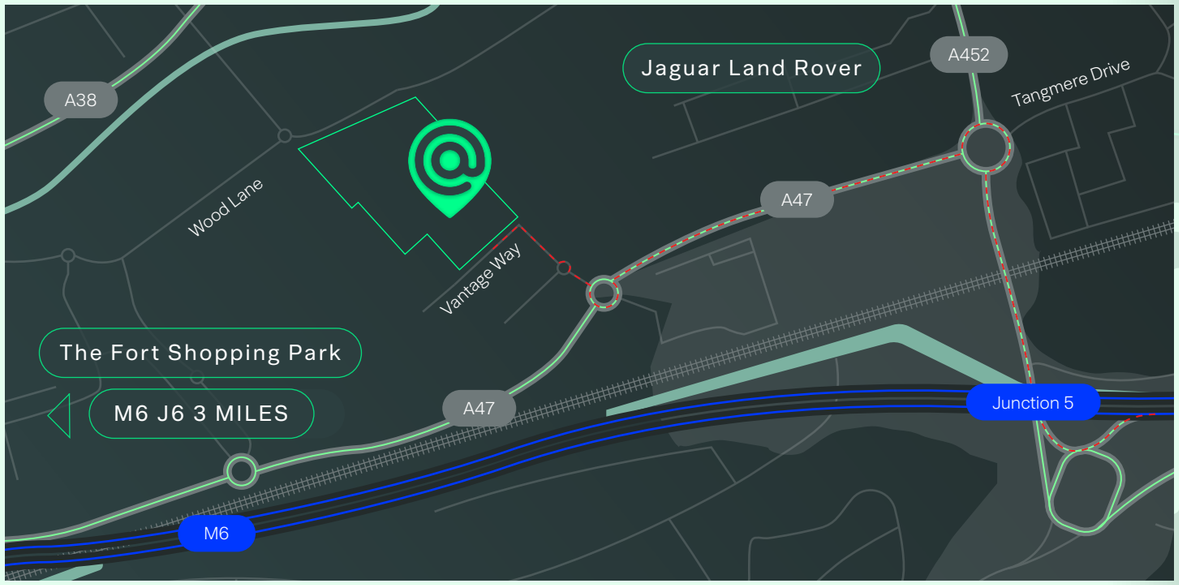
A CENTRAL LOCATION WITH UNMATCHED TRANSPORT LINKS

TRANSPORT	MINS	MILES
BIRMINGHAM AIRPORT	14	7.9
BIRMINGHAM INT.	14	7.9

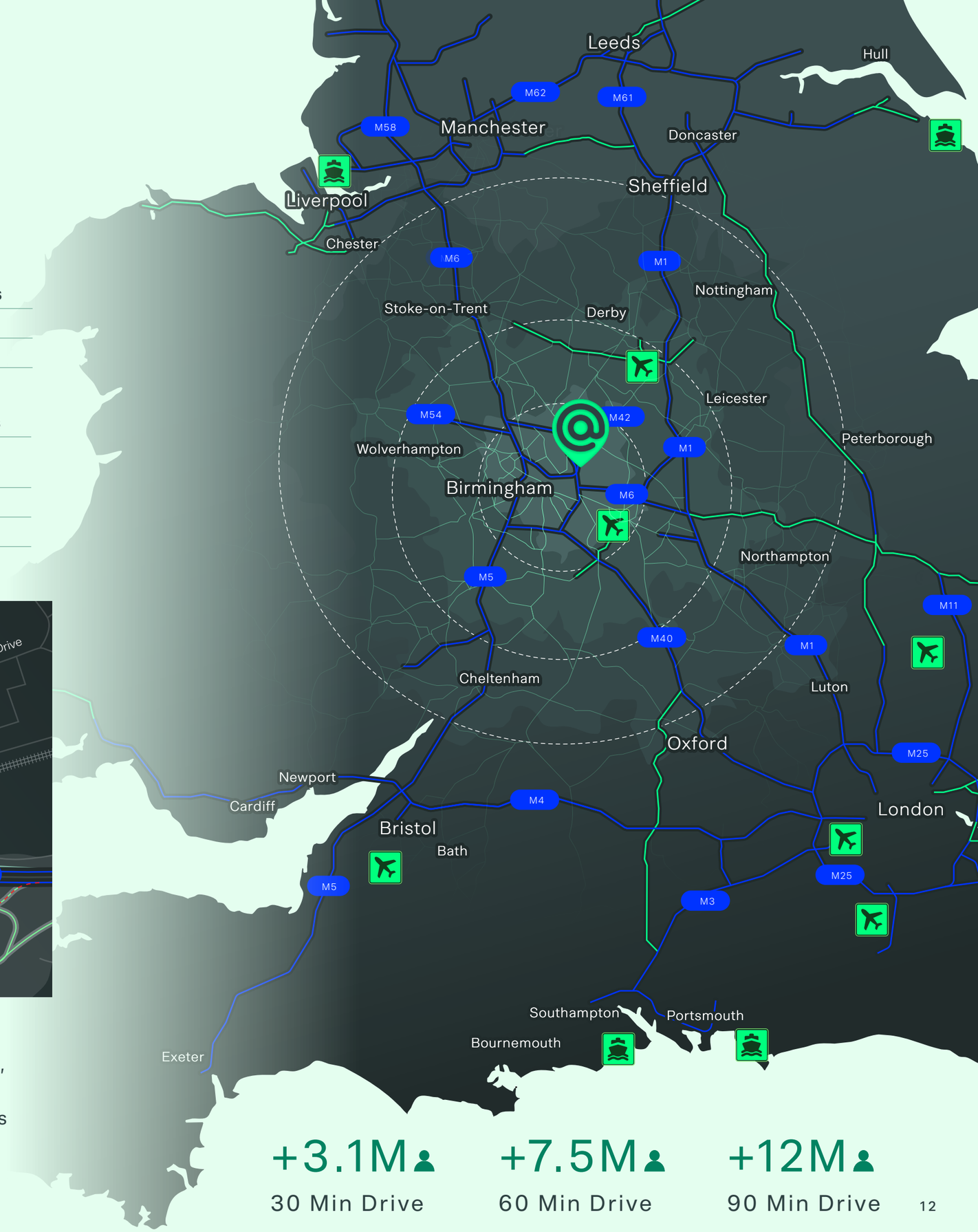
MAIN ROADS	MINS	MILES
M6 J5	4	1.2
M6 J6	9	3
M42 J7A	7	4.5
M1	45	34

LOCATIONS	MINS	MILES
BIRMINGHAM	18	8.3
COVENTRY	24	17.1
LONDON	2 HR 30	122

RAIL FREIGHT	MINS	MILES
FREIGHTLINER BIRMINGHAM	15	4.7
HAMS HALL	16	6.5
BIFT	26	14
DIRFT	35	34.7



The site offers swift routes to Birmingham City Centre, the M42, M40, M5, and M54. Birmingham Airport is just 7.9 miles away, while Aston and Gravelly Train Stations, both within 3.5 miles, provide direct links to Birmingham New Street and the national rail network.



SUSTAINABILITY AND IMPACT

At Barwood, sustainability is at the heart of everything we do. Our approach goes beyond compliance, we strive to create responsible, future-proof developments that positively impact the environment, communities and businesses.

ENERGY PERFORMANCE

EPC Rating A.
Lower energy costs,
reduced carbon footprint.

EV CHARGING

Over 50 EV charging
points across the
Vantage Park site.

BICYCLE PARKING

Over 250+ bicycle parking
bays to encourage cycling
to and from work.

ENHANCED GREENERY

Additional landscaping &
footpaths have been added,
increasing the green space
for employee breaks.

SUSTAINABILITY

BREEAM Rating Excellent.
A leading sustainability
standard for the overall
environmental impact.

SKILLED LOCAL WORKFORCE

Birmingham boasts a dynamic and diverse workforce, with a strong talent pool across key industries. As the UK's second largest city, it offers a thriving employment base, excellent connectivity, and a skilled labour market, making it an ideal location for businesses to grow and succeed.

733,600

OF THE BIRMINGHAM POPULATION ARE OF WORKING AGE

1,804,951

POPULATION OF GREATER BIRMINGHAM

£548

GROSS WEEKLY PAY (LOWER THAN UK AVERAGE OF £587)

10TH

BIRMINGHAM IS THE 10TH LARGEST CITY ECONOMY IN EUROPE

£13BN

BIRMINGHAM'S MANUFACTURING SECTOR CONTRIBUTES £13BN TO UK ECONOMY ANNUALLY

NO.1

BIRMINGHAM UNIVERSITY VOTED NO.1 IN UK FOR GRADUATE EMPLOYMENT

Barwood. Invesco VANTAGE PARK

VANTAGEPARK-BIRMINGHAM.COM

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