

Barwood.



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.

J6 M6

@ VANTAGE PARK

The Fort Shopping Park

Hastingwood Industrial Park

Amazon

DHL

Kuehne + Nagel

M6

The Fort Dunlop

A47

J5 M6

V117

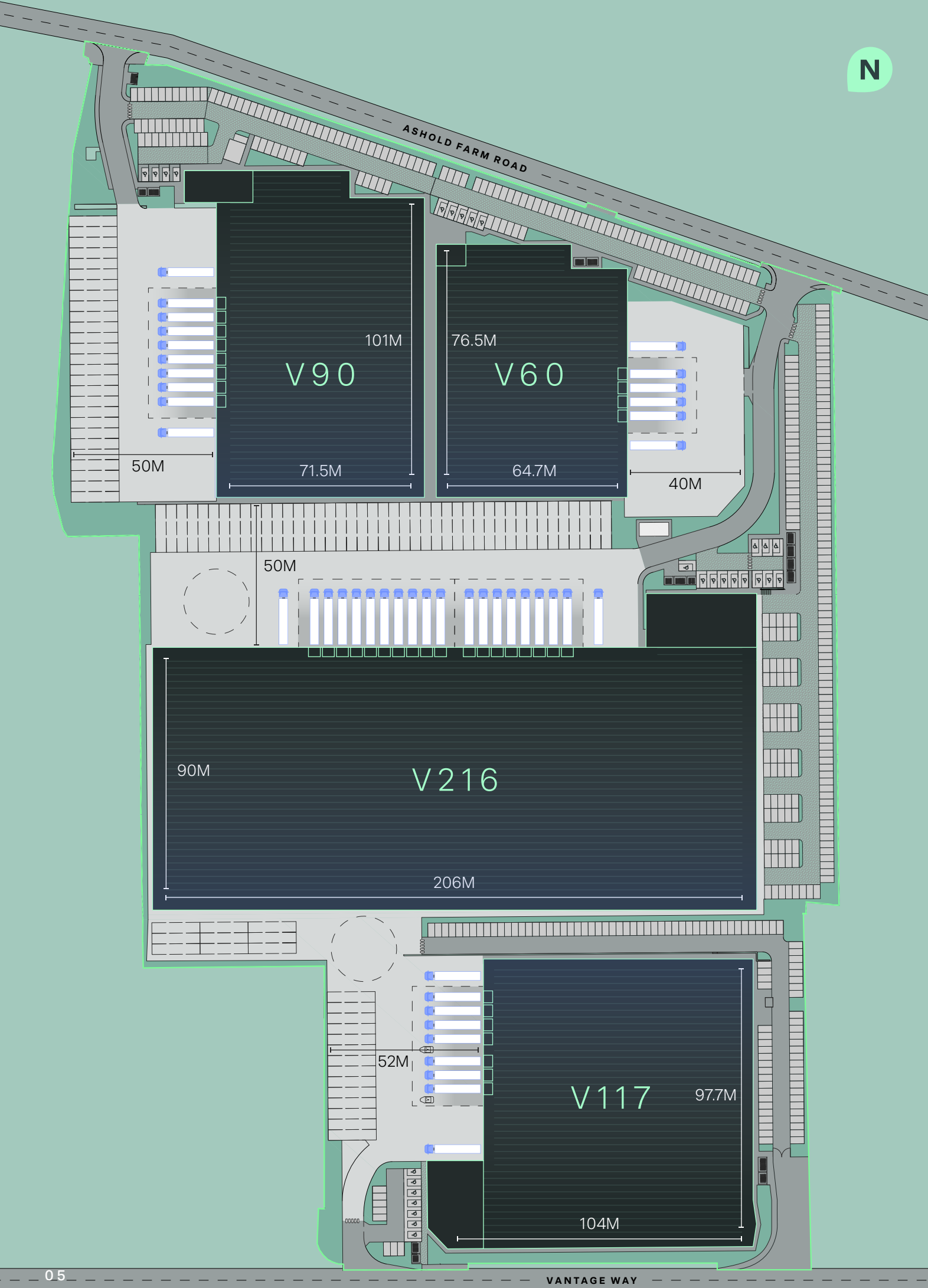
V216

V90

V60

Jaguar Land Rover

Indicative CGI



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	V60	SQ FT
WAREHOUSE	84,313	WAREHOUSE	57,425
OFFICES	5,888	OFFICES	4,047
TOTAL	90,201	TOTAL	61,472
DOCK DOORS	8	DOCK DOORS	4
LEVEL ACCESS	2	LEVEL ACCESS	2
FLOOR LOADING	50 KNM2	FLOOR LOADING	50 KNM2
EAVES HEIGHT	12.5M	EAVES HEIGHT	12.5M
YARD DEPTH	50M	YARD DEPTH	40M
CAR PARKING	85	CAR PARKING	75
POWER	800KVA / 0.8MVA	POWER	500KVA / 0.5MVA

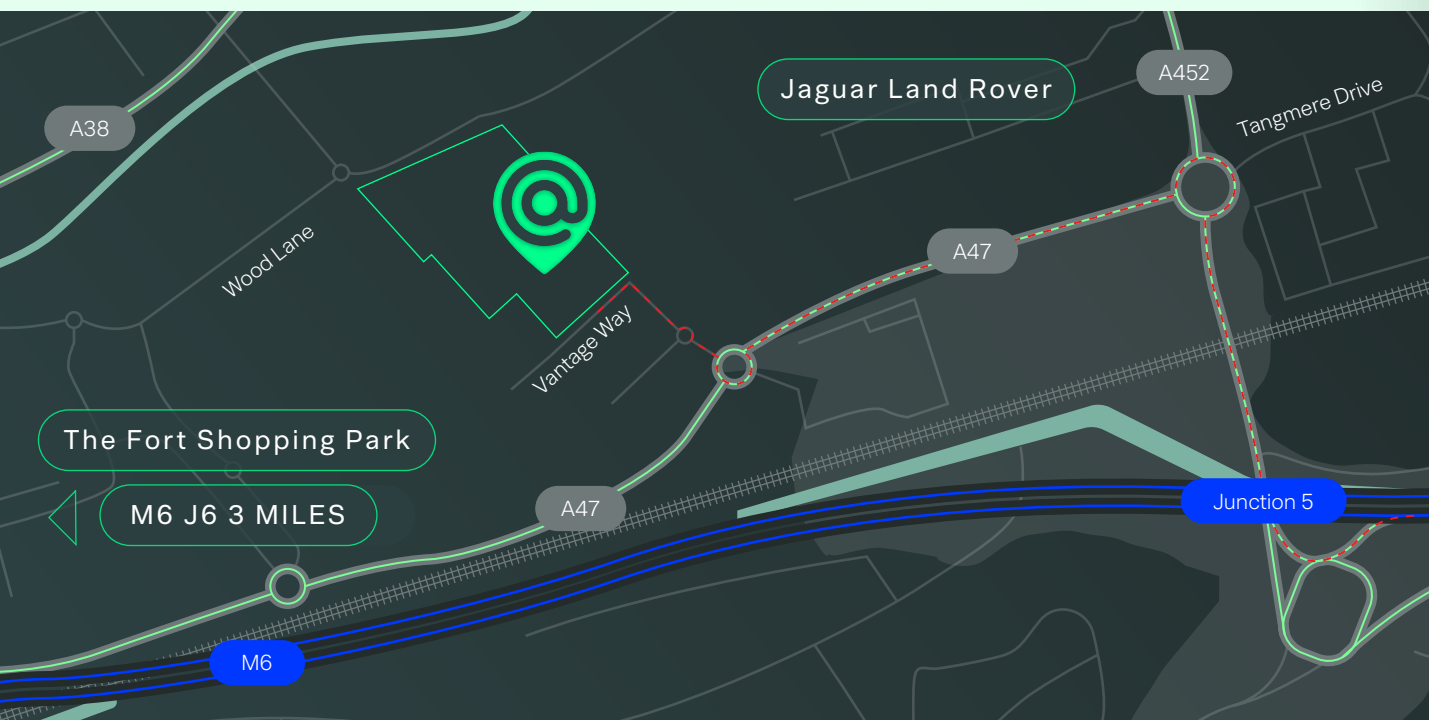
V216	SQ FT	V117	SQ FT
WAREHOUSE	208,357	WAREHOUSE	105,152
OFFICES	7,362	OFFICES	6,071
-	-	2ND FLOOR OFFICES	6,071
TOTAL	215,719	TOTAL	117,294
DOCK DOORS	18	DOCK DOORS	7
LEVEL ACCESS	2	LEVEL ACCESS	2
FLOOR LOADING	60 KNM2	FLOOR LOADING	60 KNM2
EAVES HEIGHT	13M	EAVES HEIGHT	13-21M
YARD DEPTH	50M	YARD DEPTH	52M
CAR PARKING	188	CAR PARKING	114
POWER	1,500KVA / 1.5MVA	POWER	1,500KVA / 1.5MVA



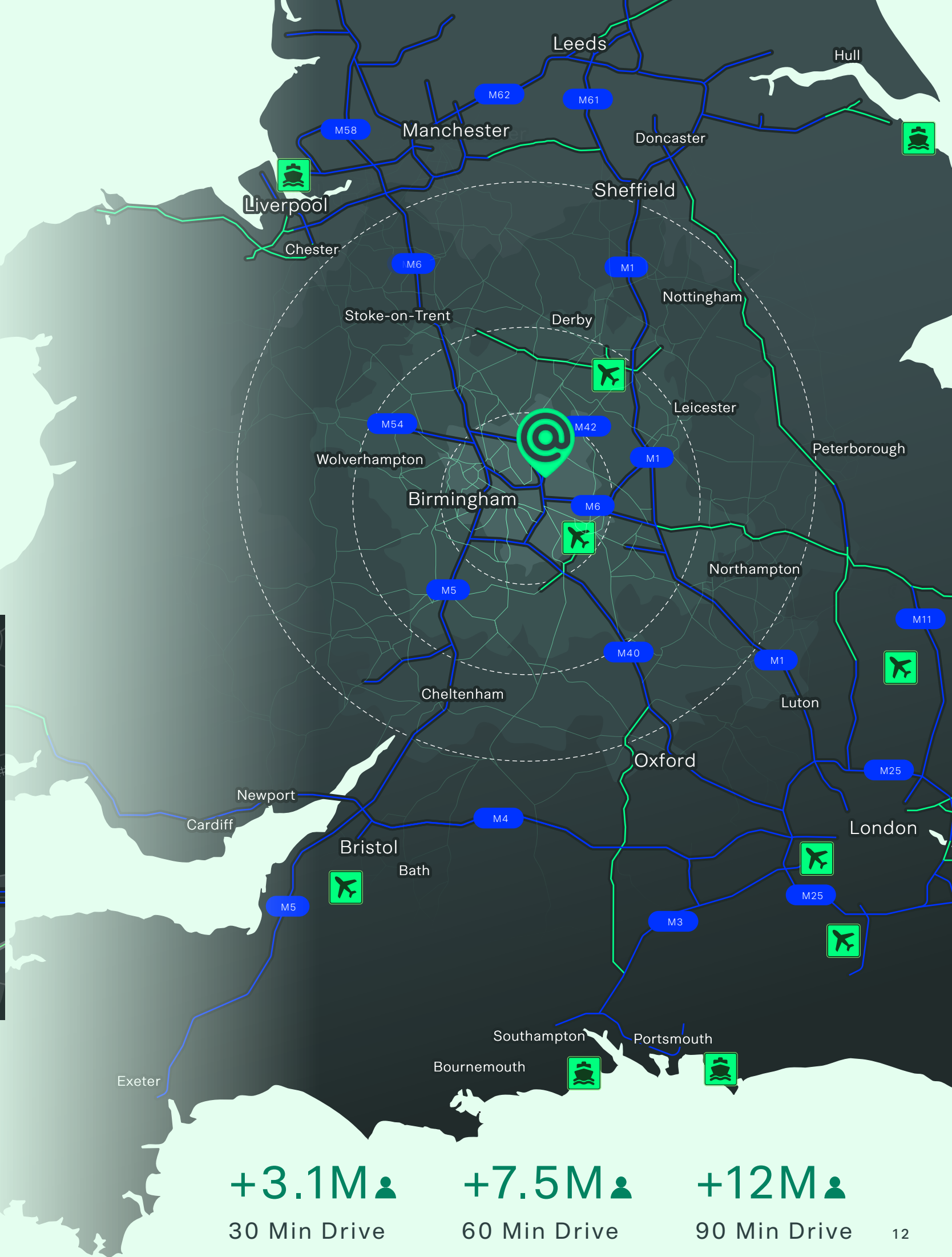
Indicative CGI of V90

A CENTRAL LOCATION WITH UNMATCHED TRANSPORT LINKS

TRANSPORT	MINS	MILES	LOCATIONS	MINS	MILES
BIRMINGHAM AIRPORT	14	7.9	BIRMINGHAM	18	8.3
BIRMINGHAM INT.	14	7.9	COVENTRY	24	17.1
			LONDON	2 HR 30	122
MAIN ROADS	MINS	MILES	RAIL FREIGHT	MINS	MILES
M6 J5	4	1.2	FREIGHTLINER BIRMINGHAM	15	4.7
M6 J6	9	3	HAMS HALL	16	6.5
M42 J7A	7	4.5	BIFT	26	14
M1	45	34	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.



VANTAGEPARK-BIRMINGHAM.COM



JAMES CLEMENTS

07436 165 015

j.clements@box4realestate.co.uk



SIMON NORTON

07788 436 273

simon.norton@colliers.com



DAVID BINKS

07973 940 515

david.binks@cushwake.com



CHARLIE BISHOP

07785 536 249

charlie.bishop@barwoodcapital.co.uk

EDWARD KENNERLEY

07972 187 779

e.kennerley@box4realestate.co.uk

TOM ARNOLD

07880 091 416

tom.arnold@colliers.com

NICK SPENCER

07867 203 610

nick.spencer@cushwake.com

MISREPRESENTATION ACT: Box4 Real Estate, Colliers and Cushman & Wakefield act for themselves and for the vendors or lessors of this property, whose agents they are give notice that: a) all particulars are set out as general outline only for the guidance of intending purchasers or lessees, and do not comprise part of an offer or contract: b) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. c) no person in the employment of Box4 Real Estate, Colliers and Cushman & Wakefield has any authority to make any representation of warranty whatsoever in relation to this property. October 2026. Design by Cormack Advertising