

TO LET

LAND OFF  
ROWAN WAY,  
FARADAY  
AVENUE, HAMS  
HALL  
DISTRIBUTION  
PARK, COLESHILL,  
BIRMINGHAM,  
WARWICKSHIRE  
B46 1AL

**2.47 Acres**

- Class 1 IOS site
- Brand new concrete surface
- Power, water and drainage throughout
- Secure and fenced with palisade

[carterjonas.co.uk/commercial](http://carterjonas.co.uk/commercial)



**Carter Jonas**

## LOCATION

Situated in the heart of Hams Hall Distribution Hub, the site is situated amongst key logistics operations such as Sainsbury's RDC, BMW Group Plant and DHL Supply Chain. This area is strategically located off the M42 and M6 Toll, offering excellent connectivity across the Midlands. The site supports a mix of industrial uses, from trailer parking, plant and hire storage, container storage and more. The location is ideal for businesses requiring robust transport links such as the local road network, rail network via local stations like Birmingham International, and Birmingham Airport.

## DESCRIPTION

This Hams Hall Industrial Outdoor Storage (IOS) site presents an unrivalled opportunity to lease a brand new, premium site within a prime industrial location. Construction completed in June 2025, offering a site that is suitable for a range of occupiers looking to set up a new hub, or to use for overflow space in east Birmingham.

### Key Property Features:

- 2.47 acres remaining
- Concrete surface
- Water, power and drainage throughout the site
- Secure and fenced with palisade
- The only site of genuine scale available in the local market
- Versatile site suitable to a range of users
- Strategic location with a robust road network

## ACCOMMODATION

### Name      Size

Plot 2a      1.35 Acres (0.55 Hectares)  
Plot 3b      1.12 Acres (0.45 Hectares)

### Total      2.47 Acres

## TERMS

A new lease is available direct from the landlord on terms to be agreed.

## RENT

On application.

## EPC

No EPC Required.

## LEGAL COSTS

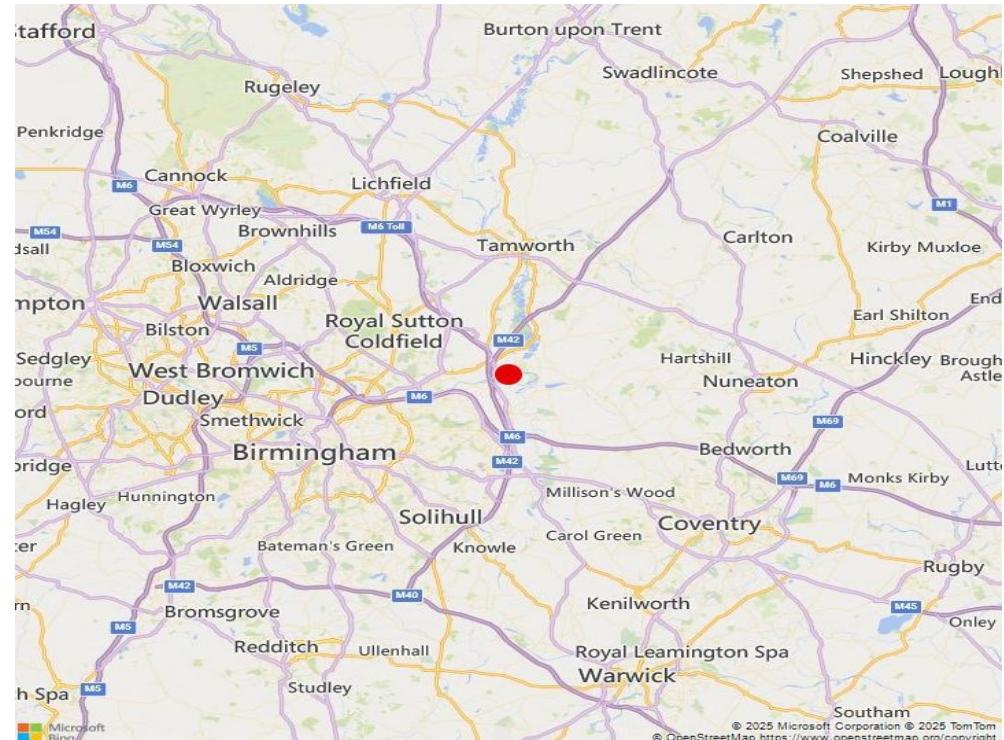
Each party to bear their own costs.

## VAT

Exclusive of VAT.

## VIEWING

Strictly by appointment with agents.



## CONTACT

James Butcher  
07890 300 100  
James.Butcher@carterjonas.co.uk  
[carterjonas.co.uk/commercial](http://carterjonas.co.uk/commercial)

Tyler Smith  
07799 348 165  
Tyler.Smith@carterjonas.co.uk

## IMPORTANT INFORMATION

These particulars are for general information purposes only and do not represent an offer of contract or part of one. Carter Jonas has made every attempt to ensure that the particulars and other information provided are as accurate as possible and are not intended to amount to advice on which you should rely as being factually accurate. You should not assume that the property has all necessary planning, building regulations or other consents and Carter Jonas have not tested any services, facilities or equipment. Any measurements and distances given are approximate only. Purchasers must satisfy themselves of all of the aforementioned by independent inspection or otherwise. Although we make reasonable efforts to update our information, neither Carter Jonas LLP nor anyone in its employment or acting on its behalf makes any representations, warranties or guarantees, whether express or implied, in relation to the property, or that the content in these particulars is accurate, complete or up to date. Our images only represent part of the property as it appeared at the time they were taken. If you require further information please contact us. December 2025



# Carter Jonas



## CONTACT

James Butcher

07890 300 100 / [James.Butcher@carterjonas.co.uk](mailto:James.Butcher@carterjonas.co.uk)

[carterjonas.co.uk/commercial](http://carterjonas.co.uk/commercial)

Tyler Smith

07799 348 165 / [Tyler.Smith@carterjonas.co.uk](mailto:Tyler.Smith@carterjonas.co.uk)



**Carter Jonas**