

VOLA

BILSTON

TO LET (MAY SELL)
COMING SOON
Q1 2026

297,222 SQ FT

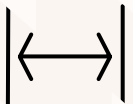
TECHNICAL FEATURES & LAYOUT



Haunch Height
15.5m



EPC
C-52
Targeting A post
refurbishment



Yard Depth
c.62m- 84m
yard depth



Fuel
On site fuel
refill area



Dock Doors
26 steel dock
leveller doors



Refurb
Built in 2005
undergoing major
refurbishment



Workshop
Vehicle repair
workshop with
2 access doors



Security
Security hut
on site



Access Doors
3 level access
doors



Car Parking / EV
Ample car parking
available inc.
6 electric chargers



Power
1MVA



HGV Parking
129 HGV parking
spaces

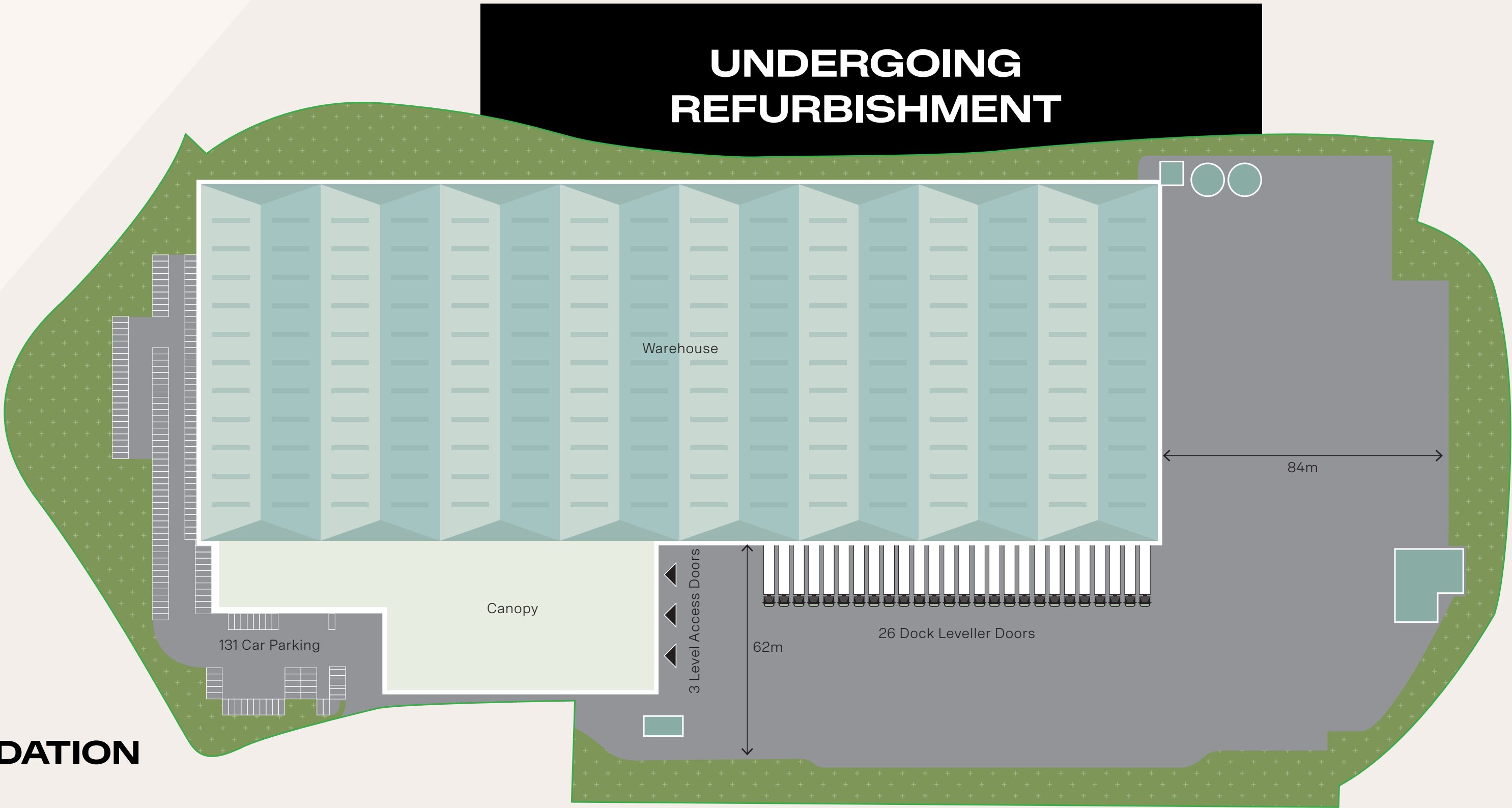
TECHNICAL
FEATURES
& LAYOUT

LOCATION

FURTHER INFO



UNDERGOING
REFURBISHMENT






ACCOMMODATION

Warehouse	26,399.1 sq m	284,157 sq ft
GF Office	934.8 sq m	10,062 sq ft
Security Hut	31 sq m	334 sq ft
Workshop	248 sq m	2,669 sq ft
Total	27,612.9 sq m	297,222 sq ft

Indicative GIA

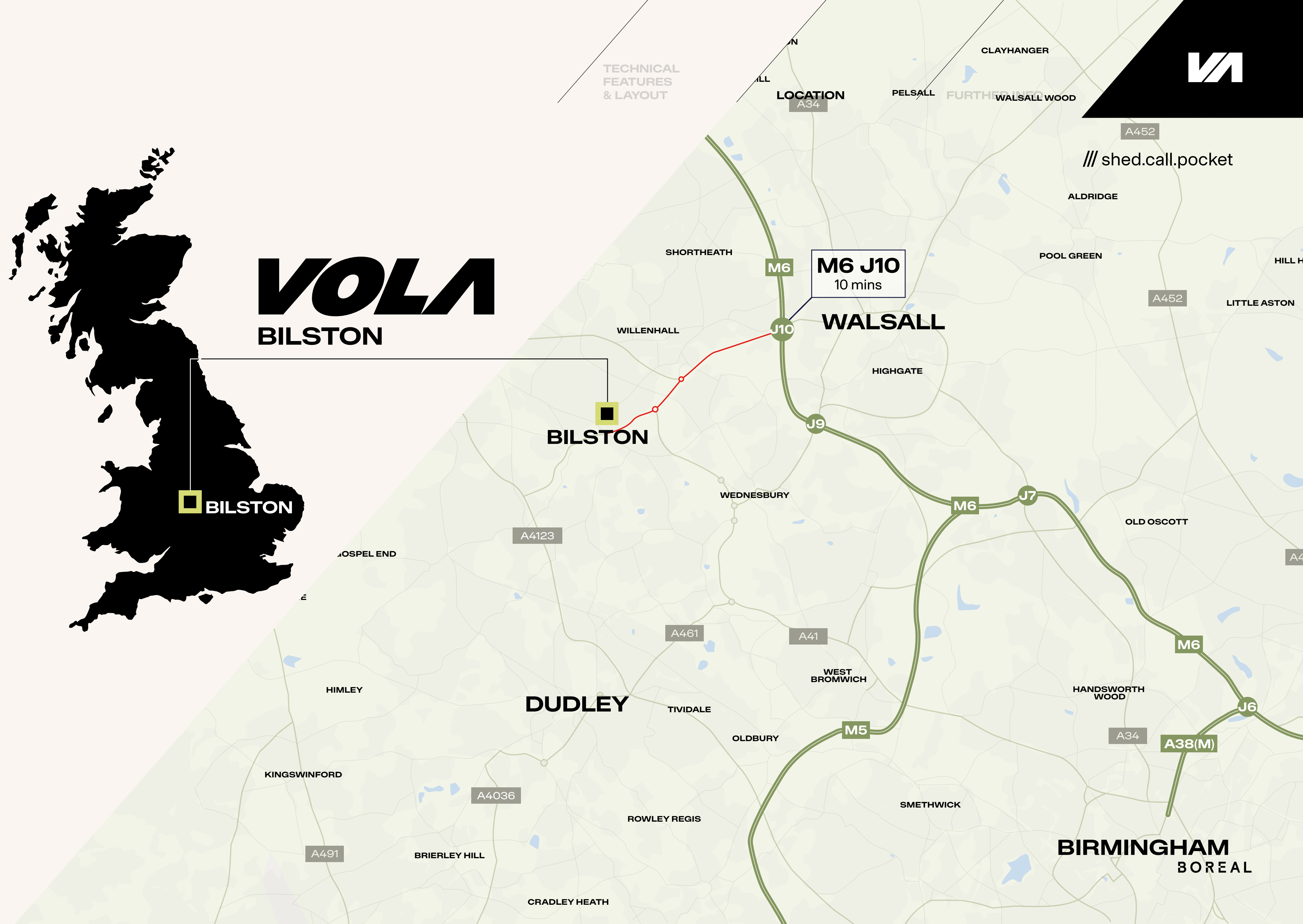
LOCATION

	Time
M6 (J10)	10 Mins
M54 (J1)	15 Mins
M5 (J8)	15 Mins
M42 (J7A)	30 Mins
M40 (J16)	40 Mins

 	Time
Wolverhampton Central	10 Mins
Birmingham Central	25 Mins
Birmingham Airport	40 Mins
East Midlands Airport	1 Hr
Manchester	1 Hr 40 Mins
London	2 Hrs 40 Mins

	Time
Cardiff	1 Hr 30 Mins
Bristol	1 Hr 45 Mins
Liverpool	2 Hrs
Newport	2 Hrs
Southampton	2 Hrs 45 Mins
London Gateway	3 Hrs
Felixstowe	3 Hrs 20 Mins

03



FURTHER INFORMATION

TECHNICAL
FEATURES
& LAYOUT

LOCATION

FURTHER INFO



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Prime Black Country Distribution
Centre Undergoing Refurbishment

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