

# DIAMOND

New High Quality Industrial,  
Warehouse and R&D Units

**TO LET**

**42,890 sq ft** and **51,010 sq ft**

[diamondbbp.co.uk](http://diamondbbp.co.uk)

**Available  
Q4 2026**

On behalf of  
**BlackRock**



[birminghambusinesspark.co.uk](http://birminghambusinesspark.co.uk)

Birmingham Business Park, Solihull Parkway, Birmingham B37 7YN  
[///birds.bridge.moved](http://birds.bridge.moved)



Two state of the art units  
Available Q4 2026



DIAMOND



# A prime position

Birmingham Business Park set within 148 acres of mature parkland is the most established out of town business park in the Midlands with over 150 thriving businesses and 10,000 employees.



Birmingham  
International  
Station nearby



HS2



Birmingham  
Airport nearby



Close to J6 M42  
& J4 M6





# Sizeable opportunity

## Schedule of accommodation

Gross Internal Area

UNIT 1	SQ FT	SQ M
Warehouse area	38,425	3,570
Offices (incl GF core)	4,465	415
<b>Total</b>	<b>42,890</b>	<b>3,985</b>

## Specification



2 level access loading doors



3 loading dock doors



10m clear internal height



50kN/m2 floor loading



500kVA power supply



47m yard depth



48 car parking spaces



24/7 access



VRF heating and cooling



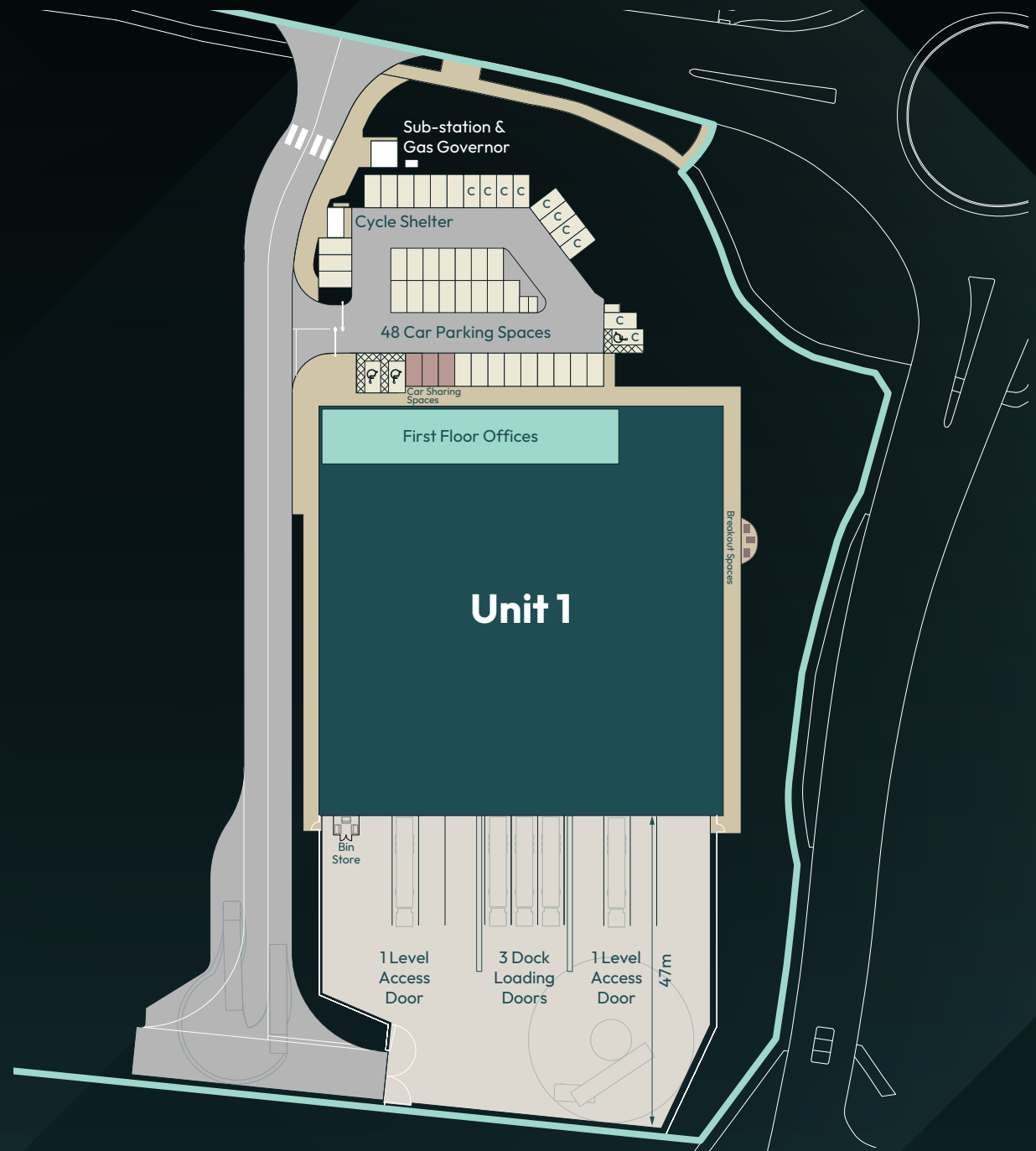
Kitchen Facilities



Target EPC A



LED office lighting



# Sizeable opportunity

## Schedule of accommodation

Gross Internal Area

UNIT 2	SQ FT	SQ M
Warehouse area	45,000	4,181
Offices (incl GF core)	6,010	558
<b>Total</b>	<b>51,010</b>	<b>4,739</b>

## Specification



2 level access loading doors



4 loading dock doors



10m clear internal height



50kN/m2 floor loading



500kVA power supply



46m yard depth



49 car parking spaces



24/7 access



VRF heating and cooling



Kitchen Facilities



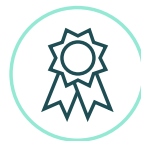
Target EPC A



LED office lighting



# Environmental credibility



Targeting BREEAM  
Excellent



Targeting EPC  
'A' Rated



Solar thermal  
heating



Power charging  
stations



Rainwater harvesting  
for toilets



Bio-diverse  
landscaping



Photovoltaic  
panels



EV charging  
points



Ultra-high efficacy LED  
lighting to external yard  
and car park areas



10% rooflights  
providing natural  
daylight



Water leak  
detection system



Energy monitoring  
system with  
'smart meters'



Air source heat pumps  
for heating/cooling and  
domestic hot water



Water saving low flush  
toilets & sensor-operated  
wash hand basin taps



Ultra-high efficacy  
LED office lighting with  
automatic presence  
and daylight controls

# Not just a place to work

Set within landscaped parkland, Birmingham Business Park combines extensive on-site amenities with a diverse programme of activities, creating a vibrant place to work and connect.



Outdoor Gym



Cafe



On-site WHSmith



Calendar of Events



24 hour security



On-site Nursery



Greggs Bakery



Landscaped Gardens



Community Allotments



On-site Management



BBP clubs and activities



Outdoor Table Tennis

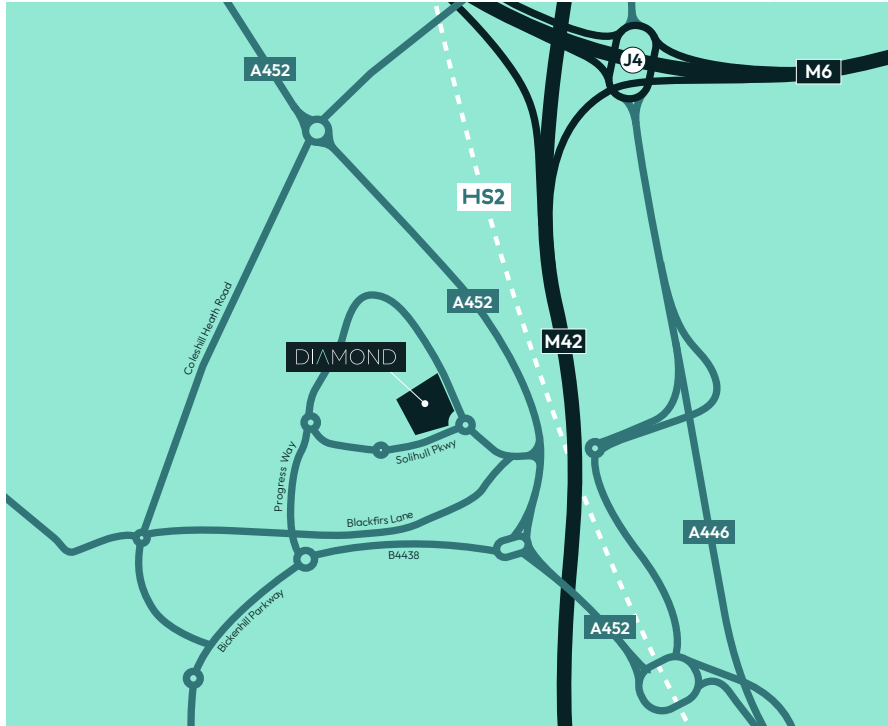








# Well connected for business



///birds.bridge.moved



3 min drive to  
**Junction 6  
M42**



4 min drive to  
**Birmingham  
Airport**



Bus Services to and from  
**Birmingham Int., Solihull,  
Coleshill & Sutton Coldfield**



5 min drive to  
**Birmingham  
Int. Station**



Travel time  
**BHI - EUS**  
1 hr 10 mins\*



Travel time  
**BHI - BHM**  
9 mins\*

## Drive times

Solihull	17 min	7.8 miles
Birmingham	20 min	12.8 miles
Coventry	21 min	11.5 miles
Leicester	53 min	34.5 miles
London	2 hour 29 min	110 miles

\*Typical travel times. Source: National Rail.



# DIAMOND

Get in touch

[diamondbbp.co.uk](https://diamondbbp.co.uk)



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On behalf of  
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