



Unit 7D, Caldershaw Business Centre, Rochdale, OL12 7LQ

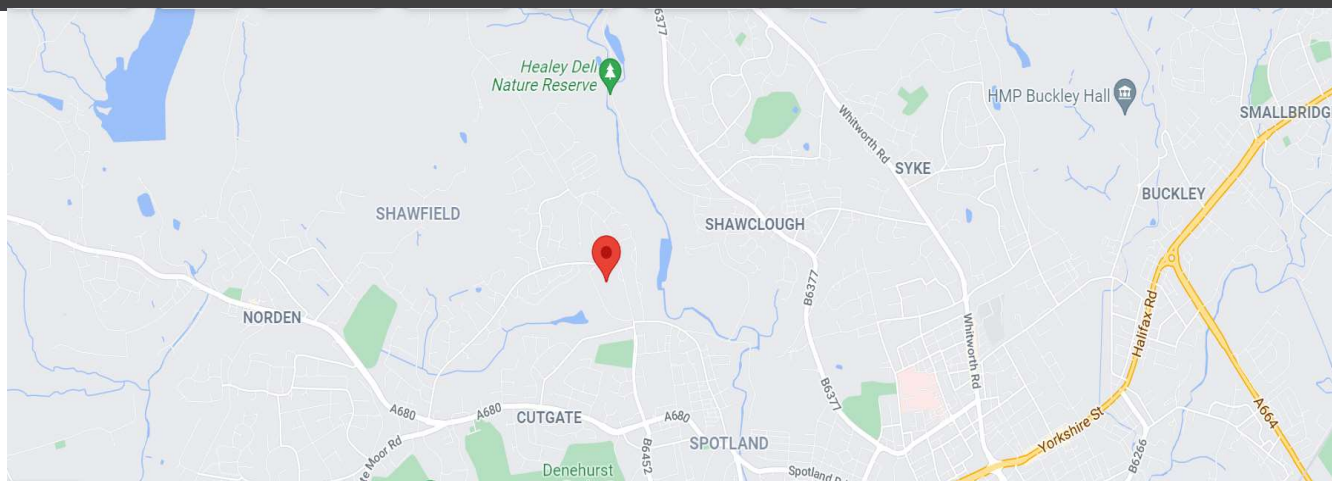
1,532 sq ft approx.

Modern Warehouse Unit

- Large roller shutter doors
- Shared concrete yard with parking
- W/C facilities
- **RENT ON APPLICATION**



Unit 7D, Caldershaw Business Centre, Rochdale, OL12 7LQ



Location

The development is situated off Ings Lane, in an established commercial location on Caldershaw Business Centre, close to Rochdale Town Centre.

Description

A modern warehouse unit which benefits from the following:

- Large roller shutter door
- Shared concrete yard with parking
- W/C
- 480 Sq Ft Mezzanine
- Electricity and Water supply

Rental

The property is available on a leasehold basis. The rent is available on application

Legal Costs

Each party will bear their own legal costs.

Rating

We advise that all parties contact the relevant local authority to obtain the rateable value.

Subject to Contract

The property is offered subject to formal contract / lease.

Viewing

Viewings strictly by appointment with agents BC Real Estate. Please contact:

John Barton

john@bcrealestate.co.uk

Gary Chapman

gary@bcrealestate.co.uk