

# **TO LET**



4 New Build Units, Mellor Street, Rochdale, OL12 6AA

# 1,320 - 5280 sq ft approx.

# 4 New Build Industrial Units

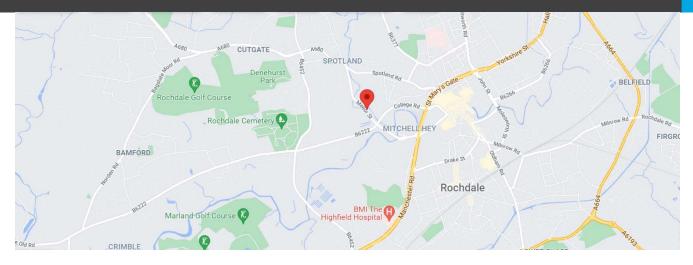
- Large roller shutter door
- W/C facilities
- Shared tarmac yard
- RENT ON APPLICATION







## 4 New Build Units, Mellor Street, Rochdale, OL12 6AA



### Location

The development is situated in an established commercial location on Mellor Street, close to Rochdale Town Centre.

### Description

4 new build industrial units which will benefit from the following;

- Large roller shutter door
- W/C facilities
- Shared tarmac yard and parking
- 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

Gary Chapman

john@bcrealestate.co.uk

gary@bcrealestate.co.uk



Misrepresentation Act 1967. These details are provided only as a general guide to what is being offered subject to contract and subject to lease being available and are not intended to be construed as containing any representation of fact upon which any interested party is entitled to rely. Other than this general guide neither we nor any person in our employ has any authority to make, give or imply any representation or warranty whatsoever relating to the properties in these details.