



Unit 6, Roeacre Business Park, Bradshaw Street, Heywood, OL10 1PN

12,500 sq ft approx.

Single Storey Warehouse

- Single Storey Warehouse
- Good condition
- Roller shutter door
- **RENT ON APPLICATION**



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Location

The property forms part of the well-established Roeacre Business Park accessed either over Fir Street off Manchester Road or off Bradshaw Street, close to the junction of Green Lane and Rochdale Road East. The property benefits from excellent motorway access via junction 19 of the M62 which gives east access to the M60 Manchester Orbital.

Description

The property comprises self-contained warehouse distribution unit/workshop with a large roller shutter loading door access. There are offices, canteen, and WC facilities within the unit.

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.

VAT

Finance Act 1989 – unless otherwise stated all prices and rents are exclusive of VAT

Subject to Contract

The property is offered subject to formal contract / lease.

Viewing

Viewings strictly by appointment with agents BCReal Estate. Please contact:

John Barton

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