



CENTENARY PARK

CORONET WAY, SALFORD **M50 1RE**

NEXT TO TRAFFORD PARK

UNIT 6 TO LET

MODERN
DETACHED INDUSTRIAL/
WAREHOUSE UNIT

22,029 SQ FT

(2,046.5 SQ M)



EXCELLENT ACCESS TO THE
LOCAL MOTORWAY NETWORK



SECURE FENCED SERVICE YARD



2 LEVEL ACCESS
LOADING DOORS



7M MINIMUM CLEAR HEIGHT
IN WAREHOUSE



EPC A



C CENTENARY PARK
CORONET WAY, SALFORD M50 1RE

M602

CORONET WAY

PACIFIC WAY

A57 ECCLES NEW ROAD

TRAFFORD PARK

BROADWAY

MediaCityUK

SALFORD QUAYS

LOWRY

IMPERIAL WAR MUSEUM

MCR

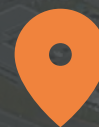
9 MINUTES FROM
MANCHESTER CITY
CENTRE



6 MINUTES
FROM
J9 & 10 OF THE M60

2

2 MINUTES FROM
JUNCTION 2
OF THE M602



PROMINENT
LOCATION

CENTENARY PARK

CORONET WAY, SALFORD M50 1RE

- Unit 6 forms part of Centenary Park, a 6 unit modern industrial estate which occupies a prominent position fronting Coronet Way, Salford.
- The estate is strategically located 3 miles west of Manchester City Centre, within a mile of Media City and immediately adjacent to the Centenary Bridge at the Northern Gateway to Trafford Park connecting Salford and Trafford Park.
- Junction 2 of the M602 is located approximately 0.25 miles from the property and provides excellent connectivity to the M60, M62, M61 and M6 motorways.
- Trafford Park represents one of the largest concentrations of industrial and warehousing space in the UK, home to more than 1,400 businesses and covering approximately 1,200 acres. Key occupiers include Kellogg's, Amazon, L'Oreal and Adidas.
- Media City is home to the BBC, ITV and The University of Salford.

L'ORÉAL XPOLogistics MediaCityUK

BBC

itv

University of
Salford
MANCHESTER

adidas

Kellogg's

amazon.co.uk





**THE PREMISES COMPRISE
A MODERN DETACHED,
HIGH SPECIFICATION
INDUSTRIAL/WAREHOUSE
UNIT WITH A FENCED &
GATED YARD**



UNIT 6 TO LET

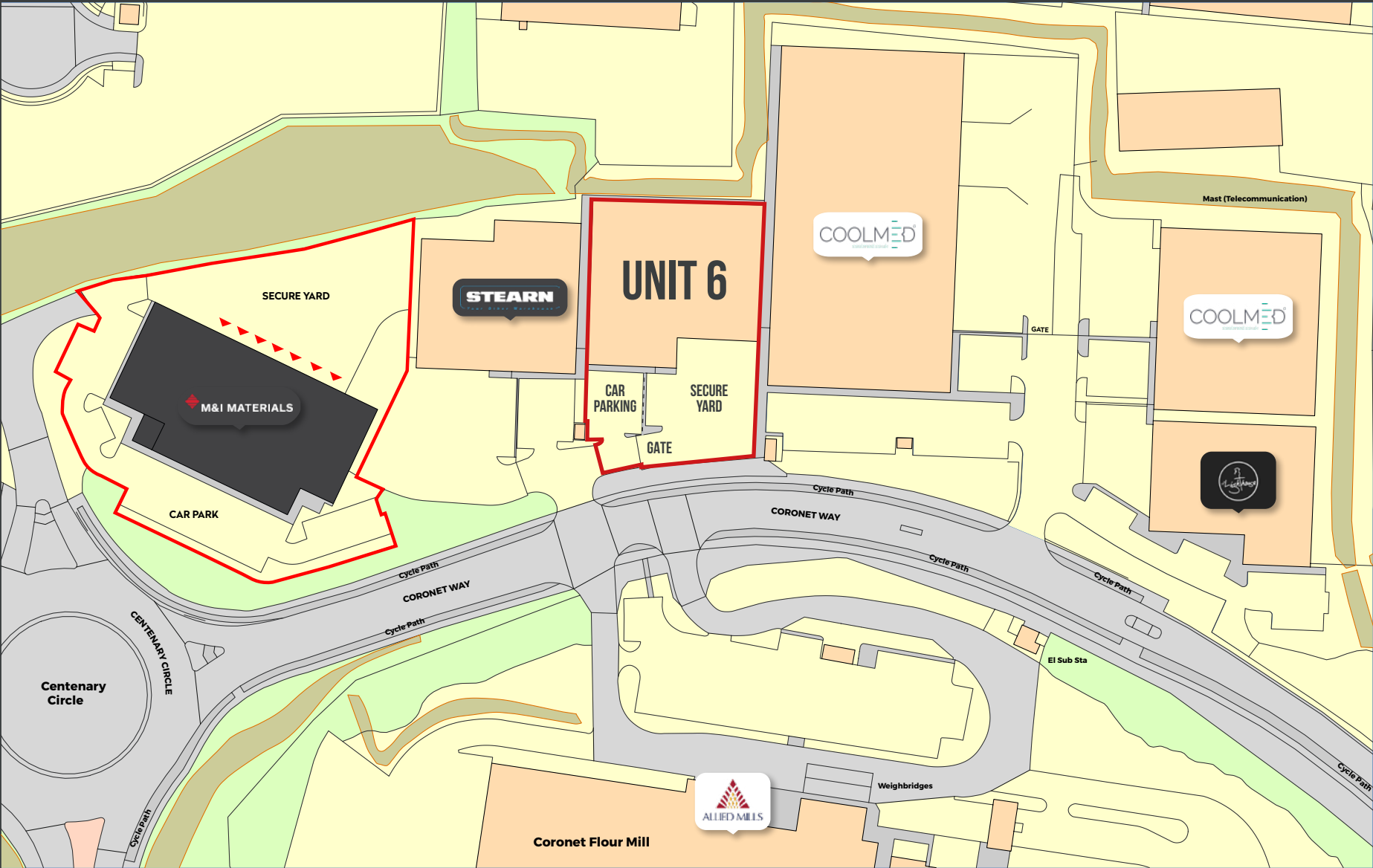
MODERN DETACHED INDUSTRIAL/WAREHOUSE UNIT

22,029 SQ FT
(2,046.5 SQ M)

ACCOMMODATION

The premises have been measured on a Gross Internal Area basis in accordance with the RICS Code of Measuring Practice 6th Edition and provides the following approximate floor areas:

	SQ FT	SQ M
Warehouse	18,031	1,675.1
Ground & First Floor offices	3,998	371.4
Total	22,029	2,046.5



8.84M TO APEX



SECURE FENCED SERVICE YARD EXTENDING TO APPROXIMATELY 0.2 ACRES



7M TO UNDERSIDE OF HAUNCH



2 LEVEL ACCESS LOADING DOORS



STEEL PORTAL FRAME CONSTRUCTION



GROUND & FIRST FLOOR OFFICES



NEW HEAT PUMP HEATING AND COOLING SYSTEM SERVING THE OFFICES



14 CAR PARKING SPACES

TERMS

The unit is available by way of a new full repairing and insuring lease direct from the landlord.

BUSINESS RATES

Please make your own enquiries
www.salford.gov.uk/business/business-rates

RENT

On application.

FURTHER INFORMATION/VIEWINGS

Please contact the letting agents;

Joe Bostock

M: 07933 516465

E: joe.bostock@jll.com

Will Kenyon

M: 07802 869279

E: will@b8re.com



Misrepresentation Act 1967. Unfair Contract Terms Act 1977 The Property Misdescriptions Act 1991. These particulars are issued without any responsibility on the part of the agent and are not to be construed as containing any representation or fact upon which any person is entitled to rely. Neither the agent nor any person in their employ has any authority to make or give any representation or warranty whatsoever in relation to the property.
November 2025. RB&Co 0161 833 0555. www.richardbarber.co.uk

VAT

All prices are exclusive of, but may be liable to VAT.

LEGAL COSTS

Each party to bear their own legal costs.

EPC

EPC: A rating to 2035.



C | **CENTENARY PARK**
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