

Unit 3a & 3b

Stockton Street, Littleborough, OL15 8YJ

BC REAL
ESTATE



TO LET

4,279 TO 8,558 SQ FT
(397.53 TO 795.06 SQ M)

A refurbished detached
warehouse of steel portal
frame construction

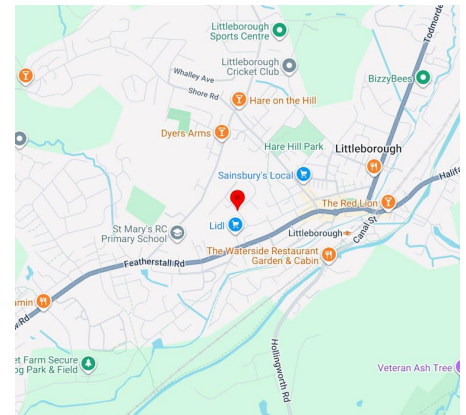
- new roof & external cladding
- large secure yard
- 2 level access loading doors

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Summary

Available Size	4,279 to 8,558 sq ft / 397.53 to 795.06 sq m
EPC	Upon enquiry

Description

The property is a standard steel portal frame construction with profile cladding. The property benefits from many features including:

- Brand new roof and external cladding
- Good sized front yard
- Staff Car Park
- Potential for expansion.

The GIA is approximately 4,279 sq.ft- 8,558 sq ft approx GIA
Unit 3a currently has a full cover mezzanine. This can stay in situ or be removed in whole or part by the owner.

Location

A refurbished steel portal framed warehouse/manufacturing unit situated on Stockton Street in Littleborough. Rochdale Town Centre is approximately 3 miles away. J21 of the M62 is approximately 2 miles away.

The property is in a well established commercial area.

Viewings & Further information



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