

TO LET

NEWLY REFURBISHED 2026

INDUSTRIAL /
WAREHOUSE UNIT

8,434 SQ FT

Unit.1A

ZIP56.

WHITEHOUSE INDUSTRIAL ESTATE, RUNCORN

SAT NAV WA7 3FZ

/// carriage.crazy.coast

Summary.

ZIP56 is situated on the highly sought-after Whitehouse Industrial Estate, offering excellent transport links, including direct access to Junction 11 of the M56 just a 5 minute drive away.

Fronting Aston Fields Road, this 8,434 sq ft (783.55 sq m) unit features a steel portal frame construction and has been newly refurbished to a high standard. The property also benefits from gated shared access plus a dedicated secure yard.

Specification.



EAVES HEIGHT
OF 5.3M



PITCHED INSULATED
METAL CLAD ROOF



LEVEL ACCESS
LOADING DOOR



SECURE YARD



REFURBISHED GROUND
FLOOR OFFICES



LIGHTING & HEATING
IN WAREHOUSE





Accommodation.

UNIT 1A	SQ FT	SQ M
WAREHOUSE	7,449	692.02
MAIN OFFICE	582	54.05
ANCILLARY	403	37.47
MEZZANINE	985	91.52
TOTAL GIA (EXC. MEZ.)	8,434	783.54





Location.

One of the principal commercial locations in Cheshire, Runcorn benefits from a central location within the north west with immediate access to J11 M56 and J7 M62 being only 6 miles to the north.



9 miles
Warrington



13 miles
Liverpool



18 miles
Chester



26 miles
Manchester

EPC

Energy Performance Certificate is available upon request.

Rates

Business rates for this unit are available upon request.

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