



REAL ESTATE

TO LET

INDUSTRIAL / WAREHOUSE UNIT



3 Pye Close, Boston Park, Penny Lane, Haydock, WA11 9SJ

6,148 SQ FT

Prime location - 0.5 miles to Junction 23 of the M6

Flexible lease terms available

First Floor Showroom with car parking to the front

Warehouse with secure loading to the rear

LOCATION

The premises are situated on Penny Lane, in Boston park, Haydock. A highly prominent estate adjacent to the A580 and Junction 23 of the M6 Motorway, equidistant between Manchester and Liverpool and approximately 4 miles North of Warrington.

Road: ½ mile to J23 of M6

Rail: Nearest station 1 ½ miles

Airports: 30mins to Liverpool John Lennon or Manchester International.

BUSINESS RATES

Interested parties should make their own enquiries to the local authority

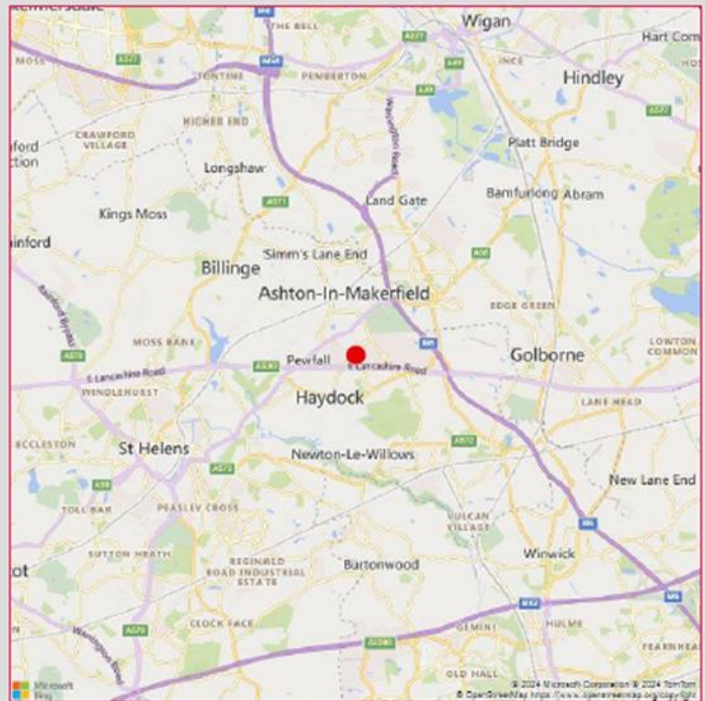
VIEWINGS

Contact: Thomas Marriott
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ACCOMODATION

The premises comprise single storey industrial unit of steel portal frame construction incorporating office/ancillary accommodation within.

- 1 ground level roller shutter
- First Floor Showroom with car parking to the front
- Warehouse with secure loading to the rear



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