



## Refurbished Commercial Unit With Ample Passing Trade. Would Suit a Variety of Uses

### 4 Walmersley Old Road

Bury, BL9 6SQ

Retail, High Street Retail

# TO LET

**376 sq ft**

(34.93 sq m)

- Great Position
- Flexible Layout
- Floor to Ceiling Window
- W.C.
- Staff Parking to the Rear
- Security Shutter

Where your business belongs

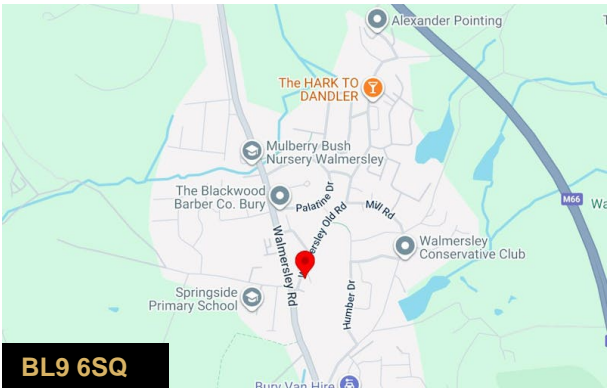
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## Summary

Available Size	376 sq ft
Rent	£900 per month
Rates Payable	£2,120.75 per annum
Rateable Value	£4,250
VAT	Applicable
EPC Rating	Upon enquiry

## Description

Located just off Walmersley Rd this immaculate unit is a couple of minutes drive to the M66. Positioned in a parade of similar properties there is plenty of passing trade with a large housing development being built up the road. Having recently been refurbished it is a blank canvass for the new tenants to put their stamp on.



## Viewing & Further Information

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