

TO LET

Unit 2 Palmyra House, Palmyra Square, WA1 1JN

- Ground floor commercial unit, suitable for a variety of uses
- Superb Location in the heart of Warrington Town Centre
- Excellent travel links within 5 minutes walk



LOCATION

The premises are located on Palmyra Square fronting Queens Gardens within the cultural quarter of Warrington Town Centre, surrounding properties provide a range of uses from recruitment, solicitors, estate agents, and an increasing number of residential and leisure use attractions by the park fronting the property. It is within 500 meters of Golden Square Shopping Centre, close to many restaurants in Warrington with the Parr Hall and Pyramid Centre are close by within a few minutes walk of the train stations.

DESCRIPTION

- 3,425 sq.ft ground floor commercial unit, suitable for a variety of uses
- Prime location
- New development scheme
- Open plan unit
- Glass fronted unit
- Town Centre location
- Popular commercial location

RENTAL

- £17,500 per annum exclusive of VAT

TERMS OF LEASE

- The premises are available by way of a new Lease on a term from 3 years.

LEGAL COSTS

- Each party to pay their own legal costs

BUSINESS RATES

- Rateable value – to be assessed

ENQUIRIES



Suite 1, Oak Tree Barn, Hatton Lane, Hatton, WA4 4BX



brad@readproperty.info



www.readproperties.co.uk



01925 213987