

TO LET

BUILDING 7700, DARESBURY PARK, DARESBURY, WA4 4BS



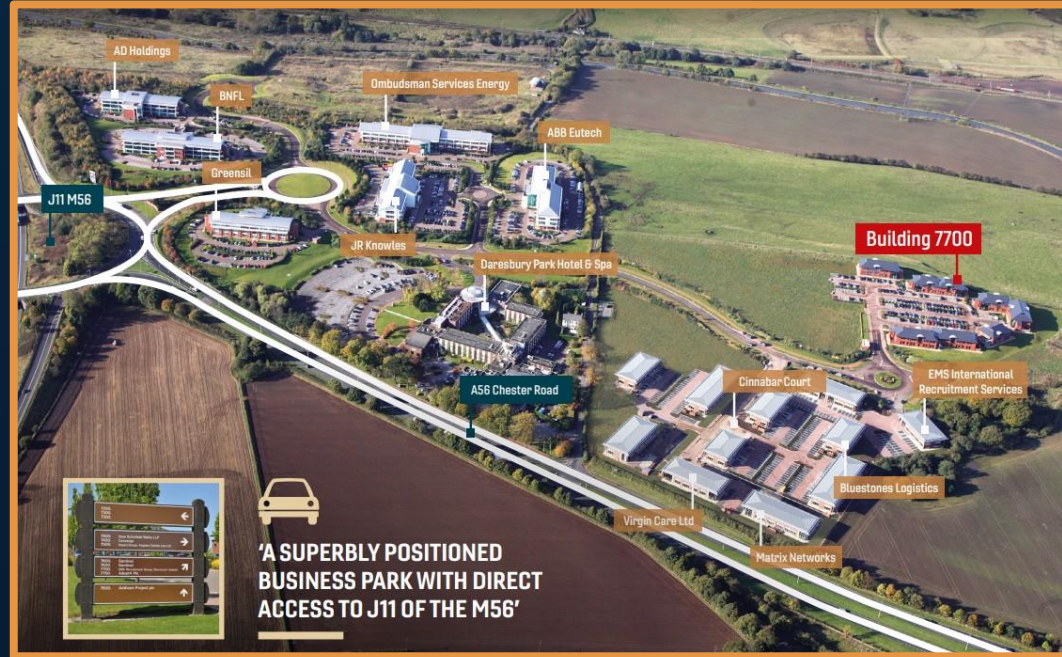
LOCATION



BUILDING 7700, DARESURY PARK, DARESURY, WA4 4BS

BUILDING 7700 OCCUPIES A PRIME POSITION WITHIN DARESURY PARK, ONE OF THE NORTH WEST'S MOST ESTABLISHED AND STRATEGICALLY LOCATED BUSINESS DESTINATIONS. SET WITHIN AN ATTRACTIVE, LANDSCAPED ENVIRONMENT, THE BUILDING BENEFITS FROM THE PARKS BLEND OF MODERN COMMERCIAL SPACE AND GREEN OPEN SURROUNDINGS, CREATING A PROFESSIONAL YET INSPIRING SETTING FOR OCCUPIERS AND VISITORS ALIKE.

LOCATED JUST MINUTES FROM JUNCTION 11 OF THE M56 MOTORWAY, BUILDING 7700 OFFERS EXCELLENT CONNECTIVITY TO KEY REGIONAL CENTRES INCLUDING MANCHESTER, LIVERPOOL AND CHESTER, AS WELL AS CONVENIENT ACCESS TO BOTH MANCHESTER AND LIVERPOOL AIRPORTS. THIS ACCESSIBILITY MAKES IT AN IDEAL BASE FOR BUSINESSES SEEKING STRONG REGIONAL, NATIONAL AND INTERNATIONAL LINKS.



PHOTOS



BUILDING 7700, DARESURY PARK, DARESURY, WA4 4BS



PHOTOS



BUILDING 7700, DARESBUY PARK, DARESBUY, WA4 4BS



DETAILS



BUILDING 7700, DARESBUY PARK, DARESBUY, WA4 4BS

DESCRIPTION

- A SUPERBLY POSITIONED BUSINESS PARK WITH DIRECT ACCESS TO J11 OF THE M56
- TOTAL GROSS ACCOMMODATION – 4,300 SQ.FT
- SUITABLE FOR USE CLASS E AND SIMILAR
- TWO STOREY OFFICE BUILDING
- EXCELLENT TRANSPORT LINKS
- CLOSE TO AMENITIES
- CAR PARKING

LEGAL COSTS

- EACH PARTY IS RESPONSIBLE FOR PAYING THEIR OWN LEGAL COSTS

TERMS OF LEASE

- ASSIGNMENT OF THE CURRENT LEASE COMMENCING OCTOBER 2023 ENDING OCTOBER 2028.
- THE LANDLORD MAY CONSIDER A NEW LEASE

ASSIGNMENT RENTAL

- YEAR 3 – £38,820 PER ANNUM
- YEAR 4 – £46,584 PER ANNUM
- YEAR 5 – £54,348 PER ANNUM
(WE UNDERSTAND VAT IS PAYABLE)

ENQUIRIES



BUILDING 7700, DARESBUY PARK, DARESBUY, WA4 4BS

 SUITE 7, OAK TREE BARN, HATTON LANE, HATTON, WA4 4BX

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zoopla

