TO LET

UNIT 24, ALBERT SQUARE, WIDNES, WA8 6JW

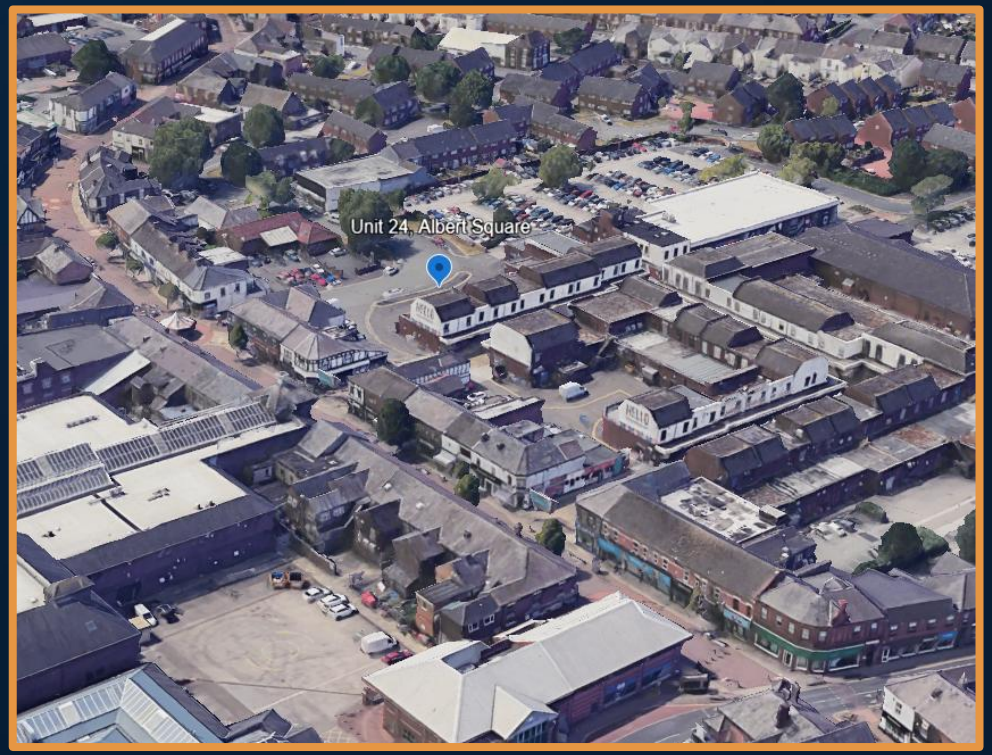


LOCATION

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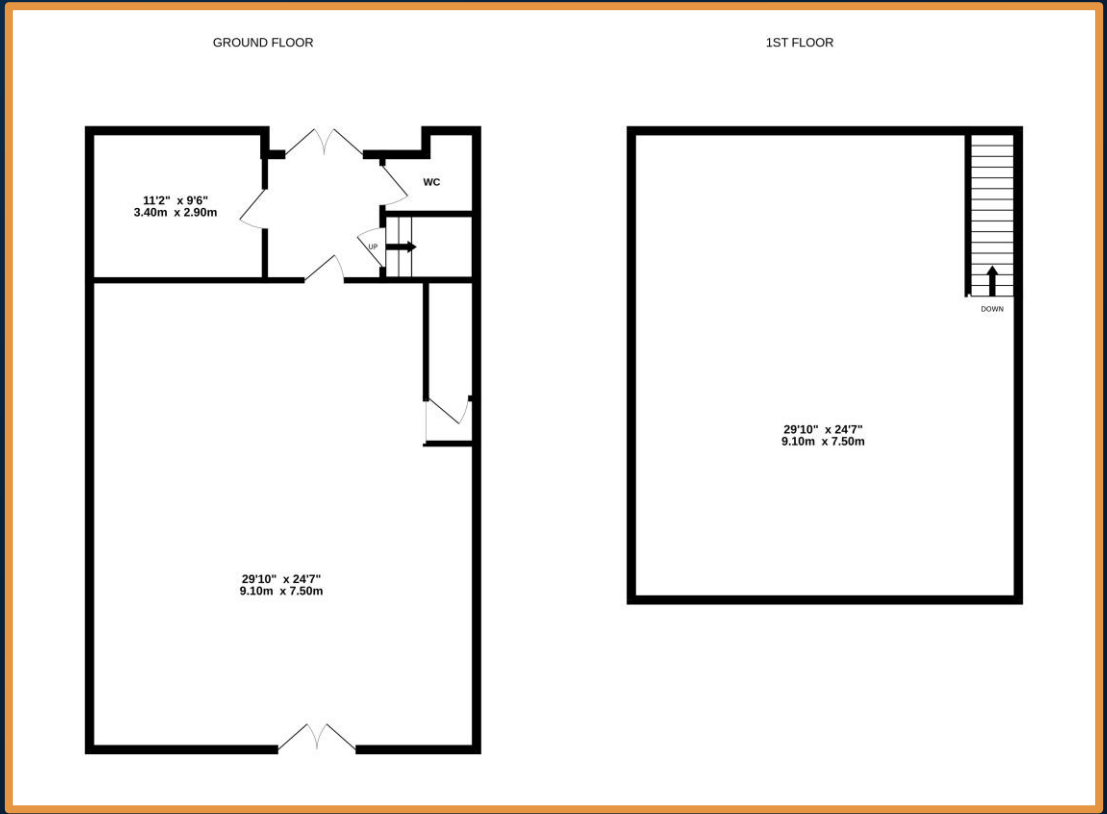
THE UNIT BENEFITS FROM AN ESTABLISHED COMMERCIAL SETTING, OFFERING A PRACTICAL AND ACCESSIBLE LOCATION FOR BUSINESSES AND CUSTOMERS ALIKE.WIDNES IS A WELL-CONNECTED TOWN IN CHESHIRE, IDEALLY POSITIONED BETWEEN LIVERPOOL AND WARRINGTON, WITH EXCELLENT LINKS TO THE WIDER NORTH WEST REGION.

ITS PROXIMITY TO THE MAJOR ROAD NETWORK MAKES THE LOCATION PARTICULARLY CONVENIENT FOR COMMUTERS, VISITORS AND BUSINESSES OPERATING ACROSS THE REGION.THE PROPERTY IS SITUATED APPROXIMATELY 0.3 MILES FROM THE A557, PROVIDING CONVENIENT ACCESS TO THE M62 AND CONNECTIONS TOWARDS LIVERPOOL AND MANCHESTER. THE SURROUNDING AREA BENEFITS FROM AN ESTABLISHED RETAIL PRESENCE



FLOORPLAN

UNIT 24, ALBERT SQUARE, WIDNES, WA8 6JW



DETAILS

UNIT 24, ALBERT SQUARE, WIDNES, WA8 6JW

DESCRIPTION

- PRIME LOCATION IN WIDNES TOWN CENTRE
- GROUND FLOOR ACCOMMODATION – 842 SQ.FT
- FIRST FLOOR ACCOMMODATION – 714 SQ.FT
- SUITABLE FOR USE CLASS E AND SIMILAR
- EXCELLENT TRANSPORT LINKS
- ROLLER SHUTTER DOOR SECURITY
- CAR PARKING
- CLOSE TO AMENITIES

TERMS OF LEASE

- THE PREMISES ARE AVAILABLE BY THE WAY OF A NEW LEASE FOR A TERM OF 3 YEARS

LEGAL COSTS

- EACH PARTY IS RESPONSIBLE FOR PAYING THEIR OWN LEGAL COSTS

PRICE

- £17,500 PER ANNUM PLUS VAT

ENQURIES

UNIT 24, ALBERT SQUARE, WIDNES, WA8 6JW

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

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