

FULLY REFURBISHED TRADE COUNTER/ WAREHOUSE INDUSTRIAL UNIT

UNIT 2E

3,066 SQ FT



STAG 
INDUSTRIAL ESTATE

ATLANTIC STREET ALTRINCHAM | WA14 5DW



OVERVIEW

The estate comprises 24 industrial units providing a range of detached and terraced accommodation which has proved popular with trade counter operators. Existing tenants include:

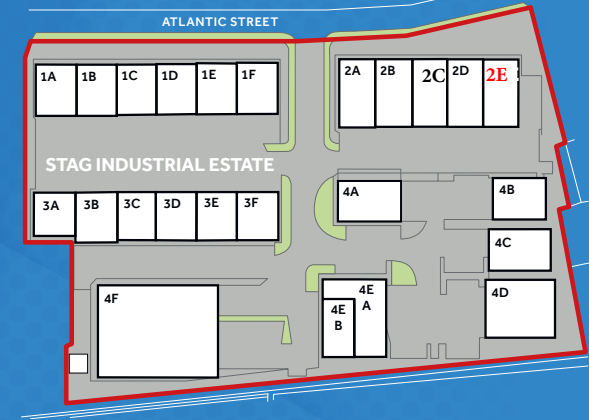


DESCRIPTION

The unit will undergo a comprehensive refurbishment programme and will benefit from:

- Steel portal frame construction
- Integral office and welfare facilities
- 1 level access loading door (electric)
- On Site CCTV
- Lighting to both warehouse and office

ACCOMMODATION	SIZE (SQ M)	SIZE (SQ FT)
Warehouse & Office	284.84	3,066



LOCATION

Unit 2E forms part of Stag Industrial Estate which is prominently situated on Atlantic Street, one of the main employment areas in Altrincham.

The estate sits opposite the new ASDA Superstore and Altrincham Town Centre lies within 1.5 miles to the south reached via the A56 (Manchester Road).

Manchester City Centre	8 mi
Manchester Airport	10 mi
Altrincham Tram Station	1 mi
Junction 8 M56	4 mi
Junction 7 M60	3.5 mi

LEGAL COSTS

Each party will be responsible for paying their own legal costs incurred.

EPC

EPC certificates are available upon request.

VAT

All prices and rents quoted are exclusive of, but may be liable to VAT at the prevailing rate.

VIEWING

For further information please contact the joint agents.

CUSHMAN & WAKEFIELD
0161 235 8998
 cushmanwakefield.co.uk

Knight Frank
 Manchester
0161 833 0023
KnightFrank.co.uk

LAURENCE DAVIES
 T: 07385 410942
 E: laurence.davies@cushwake.com

SAM ROYLE
 T: 07793 808264
 E: sam.royle@knightfrank.com

JACK SULLIVAN
 T: 07824 442173
 E: jack.a.sullivan@cushwake.com

BRADLEY NORTON
 T: 07870 393145
 E: bradley.norton@knightfrank.com

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