



1129 SQFT Modern Ground Floor Furnished Office Suite. With 2 FREE onsite Car Parks. Close to Bury Town Centre. Flexible Terms Available.

Brenton Business Complex

Unit 14 Brenton Business Complex, Bond Street, Bury, BL9 7BE

Serviced Office

TO LET

1,129 sq ft

(104.89 sq m)

- 2 Free Onsite Car Parks
- Close to Bury Town Centre & Only 1 Mile From M66 Motoway
- Asking Rent Includes Service Charge & Buildings Insurance.
- Flexible Terms Available

Where your business belongs

Brenton Business Complex, Unit 14 Brenton Business Complex, Bond Street, Bury, BL9 7BE

Summary

Available Size	1,129 sq ft
Rent	£1,200 per month Your service charge and building insurance is included in the asking rent.
Business Rates	You can get small business rate relief if: Your property's rateable value is less than £15,000 and your business only uses one property. Contact your local council to apply for small business rate relief. You will not pay business rates on a property with a rateable value of £12,000 or less.
Service Charge	The service charge is included in the asking rent.
EPC Rating	Upon Enquiry

Description

Ground floor commercial modern office/commercial space with the layout currently configured to the previous tenants requirements (on line fashion house) of a main open plan floor area of approximately 650 sqft & 3 additional, individual areas of approximately 479 sqft that can easily have the partition walls rearranged or removed to suit your business requirements creating a large open plan 1129 sqft space.

Access is made through the main entrance off the front car park area with secure intercom entry scheme to the central reception. No need to worry about parking for either your staff or visitors as you will have access to 2 FREE CAR PARKS LOCATED NEXT TO THE PROPERTY.

Each office is located off the main corridor and has use of the communal facilities / staff break out area and WC facilities.

Buildings insurance and service charge is INCLUDED IN THE ASKING RENT.

Location

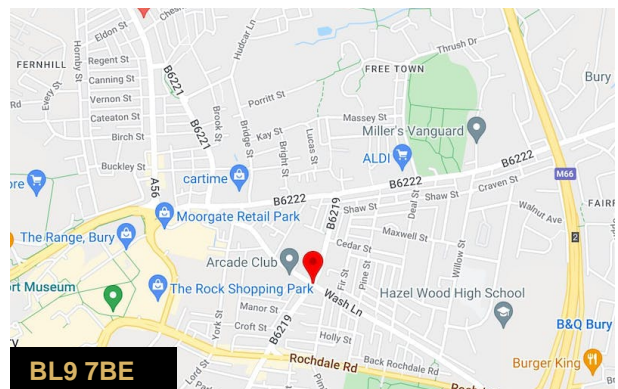
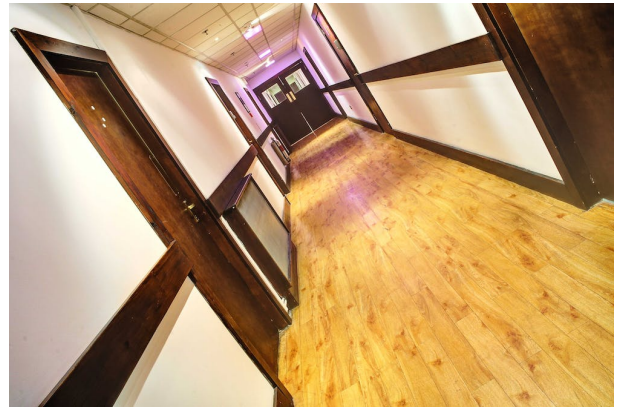
Located on Wash lane within walking distance of Bury town centre. Wash Lane. Only half a mile for Junction 2 of the M66 close to Greater Manchester's motorway network. Manchester is only 7.8 miles away and is the commercial, financial, educational and cultural capital of the north and is home to the UK's strongest economic centre outside London and the South East.

VAT

We understand the property is liable for VAT at the prevailing rate.

Planning Class

Class E



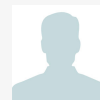
Viewing & Further Information



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