



Large Town Centre Property Refurbished to an Extremely High Standard. Would Suit a Variety of Uses.

## **12 Tithebarn St**

Bury, BL9 OJR

Office, Retail, High Street Retail, Showroom

# TO LET

# 2,970 sq ft

(275.92 sq m)

- 2900 Sq Ft
- Refurbished to an Exacting Standard
- Town Centre Location
- Six Large Offices/Treatment Rooms
- Three Toilets and a Shower Room
- Fire and Intruder Alarm
- Storage and Cellar

## 12 Tithebarn St, Bury, BL9 OJR

#### Summary

Available Size	2,970 sq ft
Rent	£35,000.00 per annum
Business Rates	Upon Enquiry
EPC Rating	D (95)

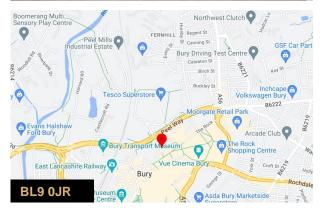
#### Description

This superb period property has been refurbished to the highest possible standard and offers a rare opportunity to secure a prestigious town centre property. The accommodation is particularly flexible and would suit a number of uses such as Dentistry, Beauty, Education, Training, General Offices etc.

A large entrance hallway leads onto three spacious rooms/offices and a well proportioned W.C. The ground floor also provides access to the rear yard, storage room and cellar. To the first floor are two further offices and a kitchen/staff rom which could be used as an additional office. Completing the first floor are a shower room and two W.C.







### Viewing & Further Information



Simon Harvey 0161 764 4440 commercial@pearsonferrier.co.uk

More properties @ pearsonferrier.co.uk

Pearson Ferrier will not be held responsible for any inaccuracies or information provided by the vendor for the preparation of these sales particulars. All statements contained in these particulars as to this property are made without responsibility on the part of Pearson Ferrier. None of the statements contained in these particulars as to this property are to be relied on as statements or representations of fact. The particulars, various plans, photographs, descriptions and measurements have been carefully prepared, but their accuracy is not guaranteed and any intending Purchasers shall satisfy themselves by inspection or otherwise as to their correctness. Generated on 23/04/2024