



Glasshouse

Business Park

High quality office buildings
2,120 to 10,404 sq ft

Description

Glasshouse Business Park comprises a range of self-contained office buildings located in a prominent position off Warrington Road, Wigan close to Junction 25 of the M6.

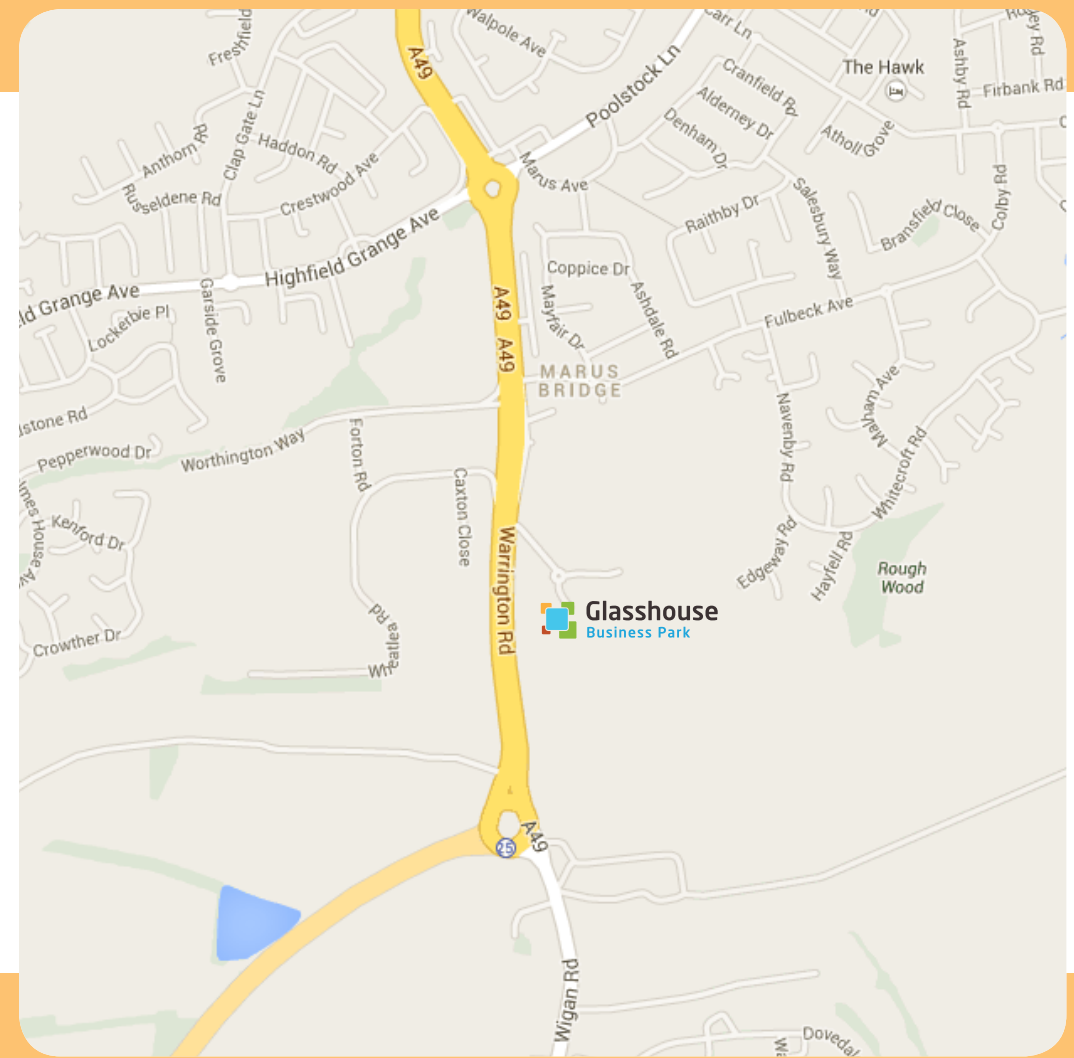


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Location

Glasshouse Business Park is located in a prominent main road position on Warrington Road the A49, adjacent to Total Fitness.

Junction 25 of the M6 is close by providing immediate access to the national motorway network. The A49 is the main arterial route linking Wigan to the motorway together with other local towns including Ashton-in-Makerfield, Haydock and Newton-le-Willows. Wigan town centre is approximately 2 miles from the development.



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Specification

Glasshouse Business Park is an impressive office development set in landscaped grounds, the specification includes:

- High speed passenger lifts
- Suspended ceilings with LG3 lighting
- Allocated car parking spaces
- VRF air conditioning
- Full access raised floors
- Fully compliant DDA specification



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Terms

The premises are available on new full repairing and insuring leases for a term of years to be agreed. Full details and quoting rents are available on application to the agents.

Legal Costs

Each party to bear their own legal costs incurred in the transaction.

VAT

Prices, outgoings and rentals where quoted are exclusive of, but may be liable to VAT, at the prevailing rate.

Schedule of Accommodation

Building	Sq ft	Sq m	Car Spaces
1	6,262	581.8	17
2	6,262	581.8	17
3	4,241	394	12
4	6,262	581.8	17
5	2,600	242	7
6	Fully Let	Fully Let	Fully Let
7	5,202	483.3	15
8	5,202	483.3	15

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 **Glasshouse**
Business Park

To Let

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Parkinson www.parkinsoncpc.com

Chartered Surveyors & Property Consultants

01942 741800

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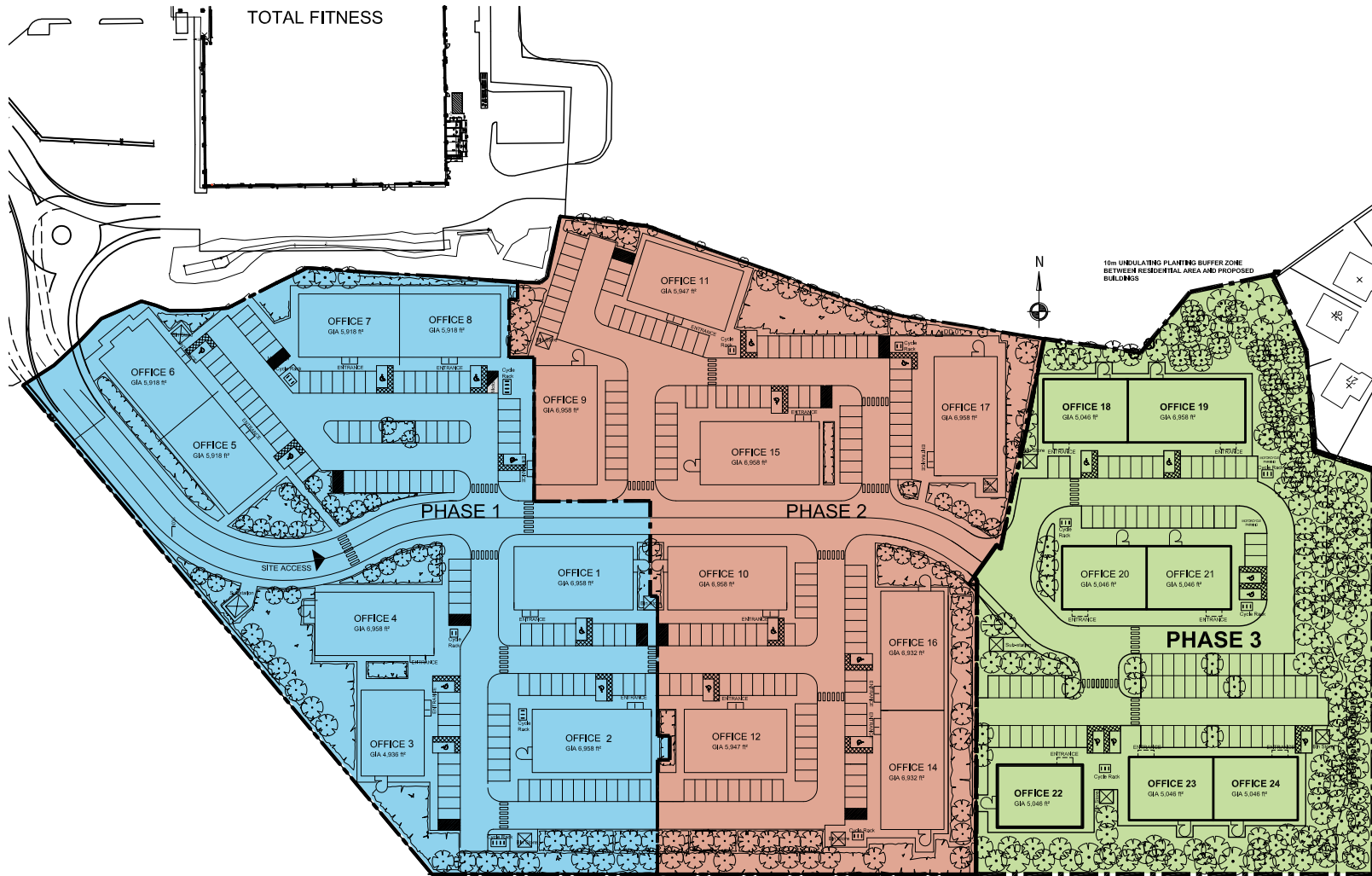
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RECEPTION →



Phase 1
Complete

Phase 3

Phase 2

Phase 1



Situated on the A49
Warrington Road



Enquiries

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REAL ESTATE ●●●●

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