



- LOCK UP OFFICE SUITE
- 8' 4" x 8' 5" (2.55m x 2.56m)
- ALL INCLUSIVE RENT
- 24 HOUR ACCESS

Office 5, Unit 1 Greenfield Farm Industrial Estate,
Congleton, Cheshire CW12 4TR

Rental: Monthly Rental Of £175 plus VAT

Unlock Your Perfect Workspace – All-Inclusive & Ready to Go!

Looking for a professional space that adapts to your needs? This modern lock-up suite offers 24/7 access and a clean, secure environment — perfect for office use or client-facing services like beauty treatments, physiotherapy, or chiropractic care. For just £175 + VAT per month, enjoy an all-inclusive package that covers:

- High-speed Wi-Fi
- Heating & Power
- Bright, efficient lighting
- Access to a stylish communal kitchen
- Quality W.C. facilities

Located on the sought-after Greenfield Industrial & Office Estate, right on the edge of Congleton, this space offers easy access to M6 junctions 17, 18 & 19 – perfect for regional connectivity.

Your suite:

- Office Size: 8'4" x 8'5" (2.55m x 2.56m)
- Private, lockable door for peace of mind
- Access via communal entrance and staircase

Whether you're a freelancer, startup, or satellite team, this is a hassle-free, cost-effective solution to elevate your business presence.

PROOF OF IDENTITY: To comply with Money Laundering Regulations, on acceptance of an offer for purchase or letting, the buyer or prospective tenant will be required to provide identification to Timothy A Brown.

CREDIT CHECK: On agreed terms the ingoing tenant will be required to pay a fee of £85 to Timothy A Brown for the application and collation of references and credit data from a third party. The application process will, under normal circumstances, take between two and five working days. The applicant will be required to complete a simple online form for

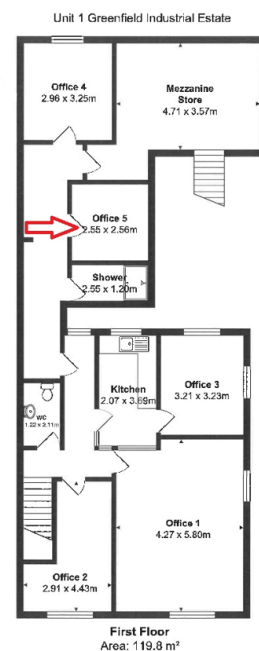
submission to our credit reference agency. Application fee will be payable in advance and will not be refundable.

DIRECTIONS: SATNAV: CW12 4TR

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7. The date of this publication is **September 2025**.
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