

MBRE

OFFICE/STORAGE UNIT

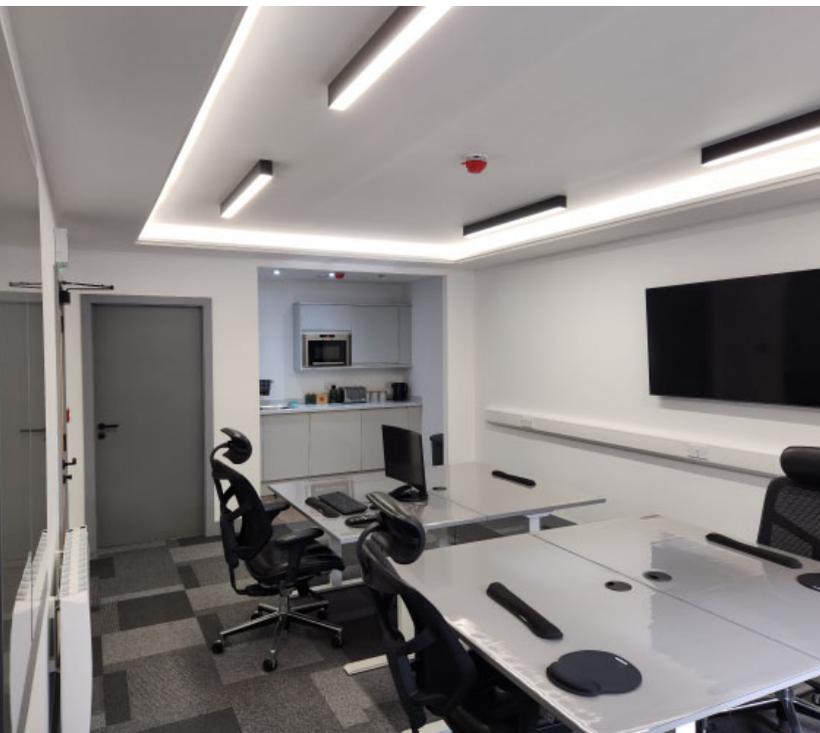
TO LET



Office

William Street
Hyde
SK14 1NJ

**736
SQ.FT**



- Two Storey Office/Storage Unit
- High Specification Refurbishment
- LED Lighting & Floor Boxes
- Shower Facilities
- Two Parking Spaces
- Integrated Kitchen Appliances
- Rates Exempt
- Within 0.5 miles of M67

Location

Two Storey Office within 0.5 miles of the M67 in Hyde. Town Centre located on the Junction of William Street and Crook Street.

M67 - 0.5 miles

Manchester City Centre- 8 miles

Manchester Airport - 14 miles

Market Street - 0.2 miles



Description

A Two Storey self contained Office. The property can be summarised as follows:

- Traditional construction with brick elevations all under a pitched roof
- Comprising 389 sqft Ground Floor Store and 347 sqft First Floor Office
- Recently Fully Refurbished to a very high specification including shower, floor boxes and LG3 Lighting
- Suitable for two storey office or for office hybrid use together with ground floor storage, retail or trade
- Fire Alarm, Security Alarm, Security Roller Shutters
- High Specification Fully integrated kitchen including microwave/cooker and dishwasher
- Town Centre located within very close proximity to M67

Services

All mains services available to the property. Electricity, drainage and water

Rateable Value

For information on Rateable Value please visit www.voa.gov.uk

Rent

£12,000 per annum

EPC

Available on request

Terms

On a leasehold basis with terms to be agreed



VAT

All figures are quoted exclusive of but maybe subject to VAT

Viewing

Contact sole agents MBRE

Michael Blackshaw mb@mbre.space 07792201467

Misrepresentation Act

MBRE for themselves and for the vendors or lessors of this property, whose agents they are give notice that: a) all particulars are set out as general outline only for the guidance of intending purchasers or lessees, and do not comprise part of an offer or contract: b) all descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believe to be correct but any intending purchasers or tenants should not rely on them as statements or representations of fact but must satisfy themselves by inspection or otherwise as to the correctness of each of them. c) no person in the employment of MBRE has any authority to make any representation of warranty whatsoever in relation to this property. October 2023.