



## **TO LET (MAY SELL)**

**BYRON HOUSE, GREEN LANE, HEYWOOD OL10 2DY**

### **Modern 2 storey detached property**

- Prominent position on Green Lane, close to Heywood Town Centre
- Excellent access to motorway network via junction 19 to the M62
  - Gas central heated, partially air conditioned
    - Good sized car park to the front
      - 6,181 sq.ft GIA approx
- Can be sold part tenanted or with vacant possession.



**BY APPOINTMENT THROUGH AGENT**  
**RENT ON APPLICATION. ASKING PRICE £750,000**

Barton Kendal, Commercial & Industrial Valuers & Estate Agents

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# Byron House, Green Lane, Heywood

## LOCATION

Byron House is situated in a prominent position of Green Lane within Heywood, close to Heywood Town Centre and with excellent access to the motorway network via junction 19 to the M62 at Heywood.

## GENERAL DESCRIPTION

Quality 2 storey detached office building with a good sized car park.

Specification includes:

- Gas central heating
- Partial air conditioning
- Perimeter data telephone and power trunking
- Suspended ceiling with recessed lighting
- Double glazing
- Alarm system.

## RENTAL

We can offer a variety of offices and layouts. There will be a shared kitchen and WC facilities.

Available space from 1,000 - 1900 sq.ft approx.

The property is offered to let for a term for be agreed. Quoting rent available upon request.

## SERVICE CHARGE

There will be a service charge covering heating, lighting, building insurance, business rates, cleaning and maintenance of external and common areas.

## SALE

Alternately our client would consider a sale of the whole property. The ground floor is currently partly tenanted on flexible lease terms.

Asking Price: £750,000

EPC - Available upon request

## VIEWING

Strictly by appointment with sole agents [BARTON KENDAL](#) 01706 535794 - contact Marc Wright.



Outline boundary for illustration purposes only.

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