

An attractive selection of purpose built, recently completed industrial units are now available to let at Riverside Business Park, Bury.

## Riverside Business Park

Manchester Road, Bury, BL9 9SW

Industrial / Storage

# TO LET

**15 to 200 sq ft**

(1.39 to 18.58 sq m)

# Riverside Business Park, Manchester Road, Bury, BL9 9SW

## Summary

<b>Available Size</b>	15 to 200 sq ft
<b>Rent</b>	£995 per month
<b>Business Rates</b>	Upon Enquiry
<b>VAT</b>	Not applicable
<b>EPC Rating</b>	Upon enquiry

## Description

An attractive selection of purpose built, recently completed industrial units are now available to let at Riverside Business Park, Bury.

Complete with brand new electrical fixtures and fittings, a 3-phase electrical supply, 6m x 4m expansive black powder coated Grade A electrically operated roller shutters. The units are truly independent whilst also benefiting from being part of a community of traders through the wider estate.

The various sized units come with up to two parking spaces available per unit, and are fully secured by way of 24/7 CCTV monitoring, on-site security and security gates. An on-site dedicated management team means that any maintenance or operational support is taken care of first hand on a daily basis.

Riverside Business Park is most prominently situated, located under 4 minutes drive from the M66 and less than 7 minutes drive from the M60 and M62, with ease of access for deliveries, imports and exports around Greater Manchester and nationwide. Manchester Road is the main route in and out of the estate, providing excellent transport into Bury and Manchester City Centre.

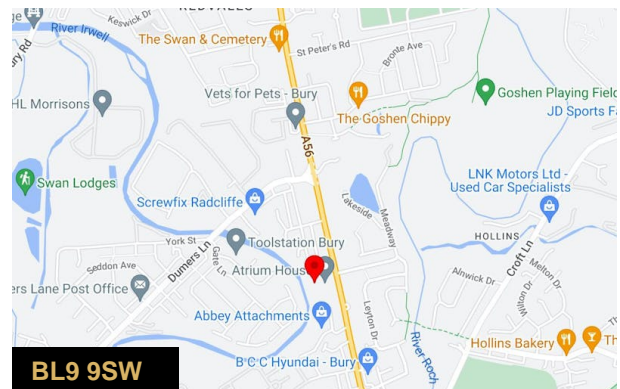
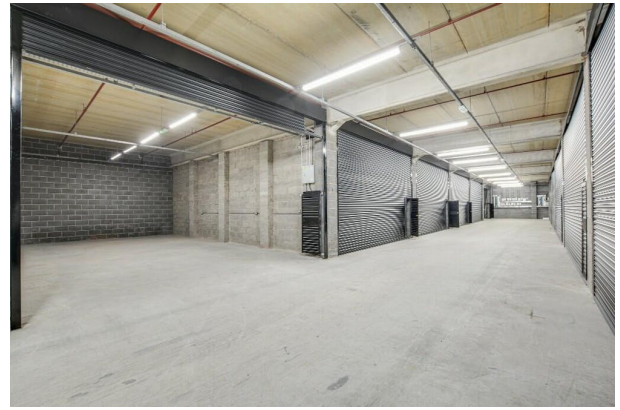
Within the same business park, options are available upon request for office accommodation within the central building. Options are also available to occupy smaller self-storage units within the business park ranging from 15sq.ft - 200sq.ft, catering for any and all business requirements.

Business rates subject to size

Service charge may be applicable.

## Location

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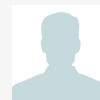
## Viewing & Further Information



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