

Mileway

Poynton Industrial Estate, Manchester, SK12 1ND

MANCHESTER

Poynton Industrial Estate

4,478 - 34,006 sq ft (416 - 3,159 sq m)
Industrial Warehouse Units

Poynton Industrial Estate



EPC Grade 'B'



Roller shutter door access



LED lighting throughout



Under refurbishment

Available To Let
Detached Warehouse / Industrial Units
4,478 - 34,006 sq ft (416 - 3,159 sq m)

Poynton provides a mix of detached and terraced industrial units with eaves of up to 6 metres. Unit 7 has been recently refurbished with plans to refurbish the remaining units in due course.



Stockport – 6 miles



10 min drive to Manchester Airport



Recently Refurbished



LED Lighting Throughout

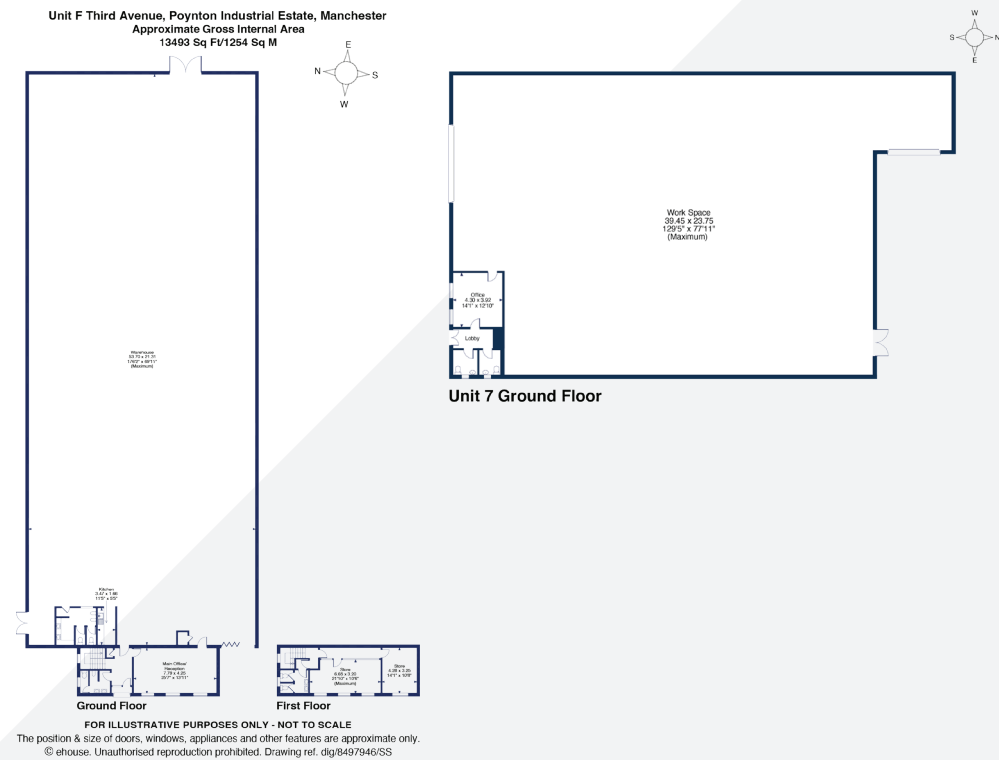


Roller shutter door access



EPC ratings available on request

Floor plan



Site plan



Accommodation

Unit	sq ft	sq m
Unit 4, Second Avenue	7,287 sq ft	680 sq m
Unit 7, Second Avenue	8,841 sq ft	821 sq m
Unit C, Third Avenue	4,478 sq ft	416 sq m
Unit F, Third Avenue	13,399 sq ft	1,245 sq m

Virtual Tour



Poynton Industrial Estate

Third Avenue Poynton Industrial Estate,
Manchester, SK12 1ND

EPC

EPC available upon request.

Terms

The premises are available on the basis of a new full repairing and insuring lease for a term of years to be negotiated.

VAT

VAT will be payable where applicable.

Legal Costs

All parties will be responsible for their own legal costs incurred in the transaction.

Location

Poynton Industrial Estate benefits from immediate access to A523 London Road, which in turn leads to the A6 Stockport Road offering easy access to Stockport town centre and Manchester beyond.

The A523 Poynton Bypass recently completed nearby which links to the A555 Manchester Airport Relief Road. This allows swift access to the Airport, M60 and wider region.

Viewing / Further Information



Mark Sillitoe
T +44 (0)797 007 2128
ms@willsill.co.uk



Ruth Leighton
T +44 (0)7716 077 324
ruth.leighton@eu.jll.com



By Rail

Poynton Rail Station 20 minute walk.



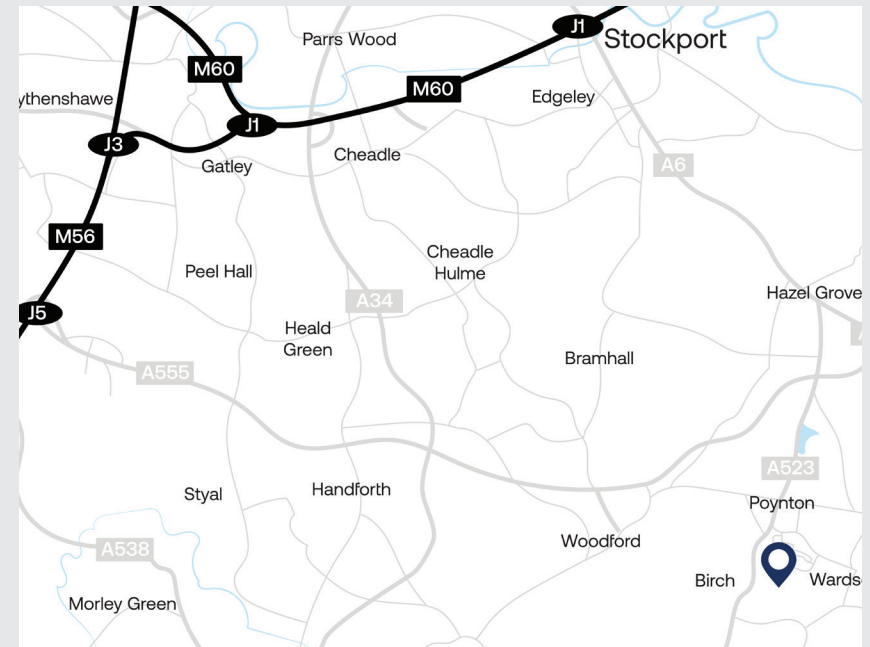
By Bus

4 bus stops within 1 mile of the property, under 15 minutes walk.



By Road

A55 link road 5 minute drive, connected to wider Greater Manchester road network.



Property owned by **Mileway**

Alice Bolton-Gough
T: 01925 568415
Northwest@mileway.com

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