



## Banastre Road

Southport, PR8 5AW

**£600 Per Month**

This modern self-contained warehouse unit on Banastre Road presents an excellent opportunity for businesses seeking a functional and accessible space. The property is part of a contemporary business development, ensuring a professional environment for your operations.

This ground floor unit boasts a roller shutter door, providing easy access for deliveries and logistics. Inside, you will find essential amenities, including a kitchenette and WC facilities, making it a practical choice for a variety of commercial uses.

Additionally, the unit comes with two allocated car parking spaces, along with communal visitor parking, ensuring that both staff and clients have convenient access to the premises.

Whether you are looking to expand your business or establish a new venture, this warehouse unit offers a blend of modern facilities and a prime location, making it an ideal choice for your commercial needs.

### Viewing

Please contact our Flexi-Agent Southport Lettings Office on 01704 889455 if you wish to arrange a viewing appointment for this property or require further information.

- Modern warehouse unit
- Self-contained ground floor
- Roller shutter door access
- Includes kitchenette and WC
- Two allocated parking spaces
- Communal visitors parking
- Close to Southport centre
- Located on Banastre Road
- Ideal for business use
- Viewing recommended



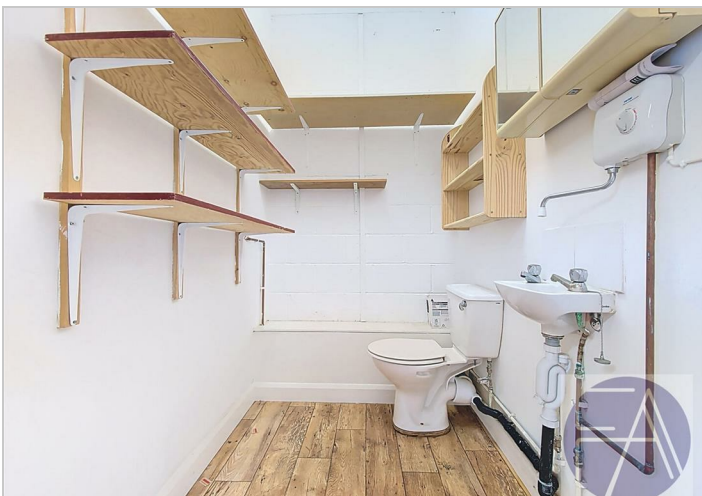
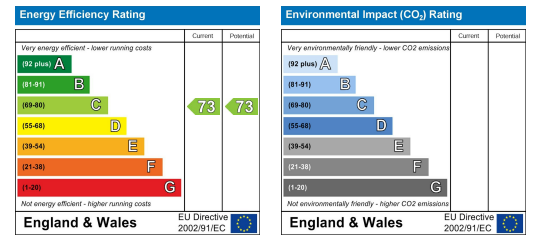
## Floor Plan



## Area Map



## Energy Efficiency Graph



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