



Bredbury25

Ashton Road Bredbury SK6 2RF

To Let New Trade Units
3,000 - 45,000 sqft

bredbury25tradepark.com

UNIT 9
LET TO
Stevenswood

UNIT 8
UNDER
OFFER

Enter >

Description

The scheme comprises a new development of self-contained units that can be combined to form larger units.

All 9 units benefit from:

- Steel frame construction
- Sectional goods door and aluminium glazed frontage
- 30kn² floor loading
- Three phase electric, water and gas supply
- Eaves height from 5.7m - 7m
- WC's/kitchenette provided
- Ample car parking
- Secure perimeter boundary





Location

Bredbury 25 is located fronting Ashton Road (A6017) at its junction with Cromwell Road in Bredbury. The scheme is accessed via Crookilley Way (A560) direct from Junction 26 of the M60 motorway from Stockport & Manchester Airport & via Junction 25 (approx ¼ mile) from Ashton and the north.

¼ MILE FROM JUNCTION 25 OF THE M60 MOTORWAY



STOCKPORT TOWN CENTRE

..... ROUTE FROM THE MOTORWAY TO THE SITE

M60 J26

TESCO

FROM J26

FROM J25

M60 J25

**BP GARAGE
SUBWAY
GREGGS**

M60

MANCHESTER

EUROPARTS

INTECH

TNT

**YESSS
ELECTRICAL**

ASHTON ROAD

NOSTALGIA

AINSCOUGH CRANE HIRE

HOWCO

ANTARA

TRAD

TO MANCHESTER / ASHTON-UNDER-LYNE

RENOLD CHAIN

**DIRECT
EXPRESS
LOGISTICS**



ALLIED BAKERIES





16,000
vehicles
passing
per day





Accommodation

The following floor sizes have been measured in accordance with RICS Code of Measuring Practice (6th Edition);

	Sq ft	Sq m
Unit 1	3,486	324
Unit 2	4,329	402
Unit 3	3,633	338
Unit 4	4,381	407
Unit 5	6,229	579
Unit 6	6,229	579
Unit 7	6,220	578
Unit 8	UNDER OFFER	
Unit 9	LET TO 	

Units are available individually or can be combined to suit requirements.





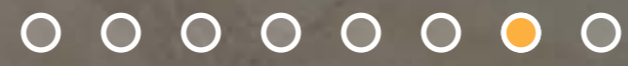
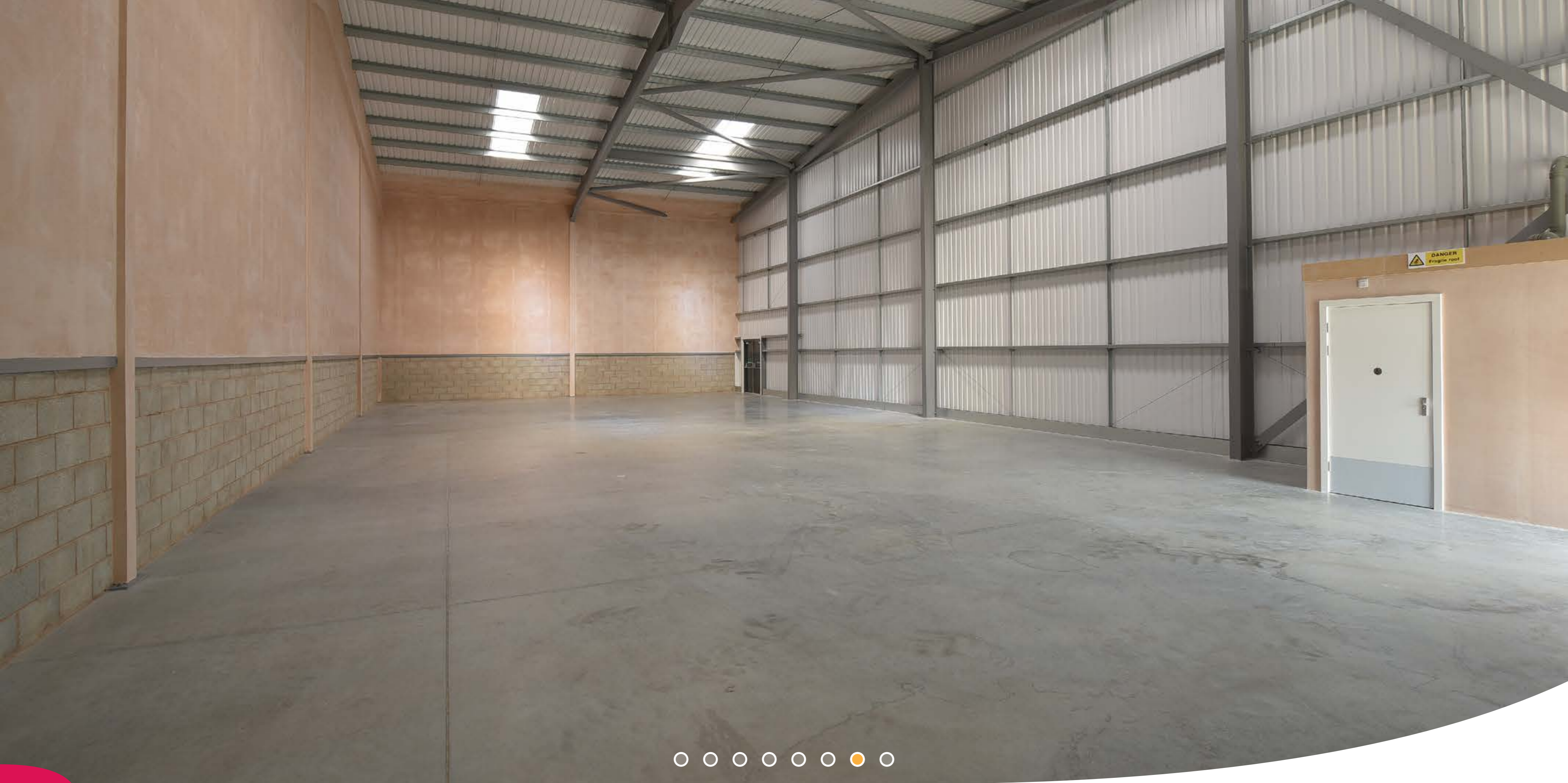














Tenure

The properties are available to let on terms to be agreed.

Service Charge

A service charge will be levied to cover the cost of management of upkeep of the estate.

Business Rates

We advise all interested parties to make their own enquiries to Stockport Borough Council.

EPC

Full EPC reports are available upon request.

Rent

Upon application.

VAT

All figures quoted are subject to VAT at the prevailing rate.

Contact

For further information, please contact the joint agents.

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