

**Prospect Industrial Estate
Platt Lane
Hindley, Wigan
WN2 3PA**



INDUSTRIAL UNIT TO LET

3,500.00 sqft (325.16 sqm)

RENT

£2,300.00 Monthly

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Property Highlights

- Rental Less than £531 a Week
- Ground Floor approx 3000 SQ FT
- Modern Office & Kitchen Area

Description

3,500 sq ft industrial unit with high eaves warehouse space, large roller shutter access, mezzanine level, modern office and kitchen, generous parking and secure gated access suitable for a range of commercial uses

- Rent: £2300 PCM & No Service Charge
- VAT: At the Prevailing Rate
- Terms: Negotiable
- Buildings Insurance: TBC
- Business Rates: RV £16,000

Location

Situated within Prospect Industrial Estate just off Platt Lane in Hindley, close to the train station, bus routes and within easy reach of Wigan town centre and the motorway network, offering excellent regional connectivity

Layout

