



TO LET

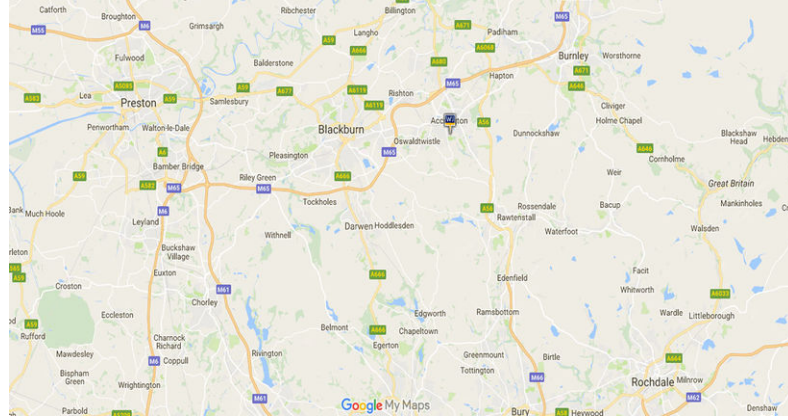
RICHMOND INDUSTRIAL ESTATE

CANING STREET, ACCRINGTON, BB5 0RJ



- Excellent Transport Links
- Modern Industrial Units
- Gated Development
- Ample Forecourt And Parking Areas
- Close To Accrington Town Centre
- Three Phase Electricity Supply

WORKSHOP/INDUSTRIAL UNITS
484-980 SQ FT (45-91 sq m)



TRAVEL DISTANCE

Location	Miles	Mins	Mode
Accrington Train Station	0.2	4	Walk
Accrington Town Centre	0.2	5	Walk
J7, M65	1.9	8	Drive
Blackburn Train Station	0	13	Walk

Source: theAA.com

RICHMOND INDUSTRIAL ESTATE

CANNING STREET, ACCRINGTON



DESCRIPTION

Richmond Industrial Estate is a gated development extending to over 20,000 sq ft of modern industrial units.

There are 25 units arranged in four terraced rows with sizes ranging in size from 484 sq ft to 980 sq ft. Each unit benefits from good parking and circulation space. The units have an integral toilet block, personnel door and up and over loading doors.

SPECIFICATION

- Brick and blockwork walls
- Three phase electricity supply
- Mains gas to the estate
- Reinforced concrete floor
- Gated development
- Manually operated roller shutter doors

EPC

The EPC ratings on the available units range from A9 to E109. Copies of individual EPC's are available on request.

LOCATION

Richmond Industrial Estate is located in an established business area close to the town centre of Accrington. Accrington is a town in the Hyndburn borough of Lancashire. The estate benefits from excellent transport links with Junction 7 of the M65 less than 1/2 mile away. Blackburn is within 4 miles, Burnley within 6 miles, Preston within 13 miles and Manchester just 20 miles away. Accrington train station is only a 5 minute walk away and nearby amenities including a Tesco Superstore is within close proximity.

TERMS

There are a range of flexible leasing options available. For further details please contact us.

VIEWING / FURTHER INFO

For further details and current availability or to arrange a viewing please contact us on 01257 238666 or email northwest@whittlejones.co.uk



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