



NORTHERN TRUST
WWW.NTPROPERTIES.CO.UK



TO LET

LEIGH BUSINESS PARK

COMMONWEALTH CLOSE | LEIGH | WN7 3BD

INDUSTRIAL UNITS

2,504 - 4,536 SQ FT (233 - 421 SQ M)

KEY FEATURES

- Electric Security Shutters To Windows And Doors
- Dedicated Car Parking
- Up-and-Over Loading Doors
- Established Location
- Secure Site
- Nearby Amenities
- Excellent Transport Links



CONTACT US:



01257 238666



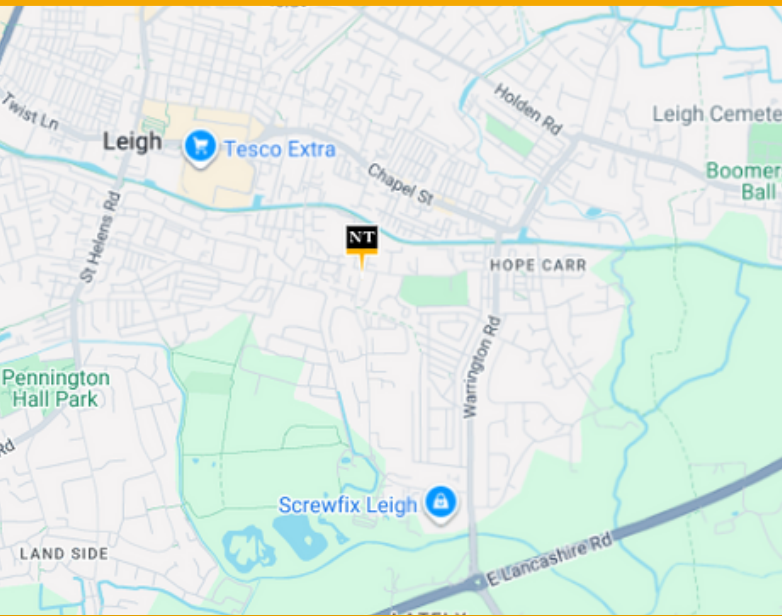
www.ntproperties.co.uk



northwest@northerntrust.co.uk

LEIGH BUSINESS PARK

COMMONWEALTH CLOSE | LEIGH | WN7 3BD



LOCATION

Commonwealth Close is situated off Butts Street within Leigh Business Park. The estate occupies a strategic position in the heart of the North West, benefitting from excellent road access via the A580 East Lancashire Road, which links Liverpool and Manchester.

The location offers superb connectivity to the region's motorway network, with the M6, M61, M62, and M60 motorways all within easy reach. Local amenities, including retail parks, supermarkets, and service facilities, are nearby, with Leigh town centre just minutes away.

MODERN INDUSTRIAL UNITS 2,504 - 4,536 SQ FT

DESCRIPTION

Commonwealth Close, part of Leigh Business Park, extends to 39,122 sq ft and comprises a range of single-storey industrial units with integrated office accommodation. Units range in size from 2,504 sq ft to 4,536 sq ft, providing flexible space suitable for a variety of industrial, storage, and distribution uses.

Constructed of steel portal frame with an approximate eaves height of 5.38m (17 ft), the units benefit from generous natural light. Offices are open-plan, fully carpeted, and feature suspended ceilings with LED strip lighting and perimeter trunking.

KEY FEATURES

- Electrically operated security shutters to windows and doors.
- Up-and-over loading doors.
- Open plan office accommodation.
- Suspended ceilings with LED lighting.
- Perimeter trunking in offices.
- Good range of shops, services, and eateries within Leigh town centre.
- Close to A580 East Lancashire Road.
- Easy access to M6, M61, M62 and M60 motorways.
- Excellent connectivity across the North West.



EPC

The EPC ratings on the units range up to B49. A copy of the individual EPC certificates are available upon request.

TERMS

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

VIEWING & FURTHER INFO

For further information or to arrange a viewing, please contact Northern Trust.



BUSINESS UNITS TO LET ACROSS THE UK

Follow us on



MISREPRESENTATION ACT: Northern Trust on behalf of proposing vendors or lessors and on their own behalf give notice that: (i) These particulars are set out as general information only for the assistance of intending purchasers or lessees. They do not constitute nor constitute part of an offer and will not be incorporated in any contract term; (ii) all descriptions, dimension, references to condition and necessary permissions for use and occupation, and other details are provided in good faith but without any liability of any kind on any proposing vendors or lessors. Any intending purchaser or lessee shall not rely on such information which is given on condition that any intending purchasers or lessors shall satisfy themselves by their own inspections or other enquiries about the property in all respects; (iii) no partner and no person employed by Northern Trust has any authority to make any representation or give any warranty whatsoever in relation to this property whether on behalf of proposing vendors or lessors of Northern Trust. Designed by Northern Trust Company Limited, February 2026.