



NORTHERN TRUST
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TO LET

WATERVIEW WHITE CROSS BUSINESS PARK

SOUTH ROAD | LANCASTER | LA1 4XQ

OFFICE SUITES

370 - 2,468 SQ FT (34 - 229 SQ M)

KEY FEATURES

- Excellent Transport Links
- Parking
- Traditional Stone Built Offices
- Tranquil Canalside Location
- Good Range Of Nearby Amenities
- Kitchen And WC Facilities



CONTACT US:

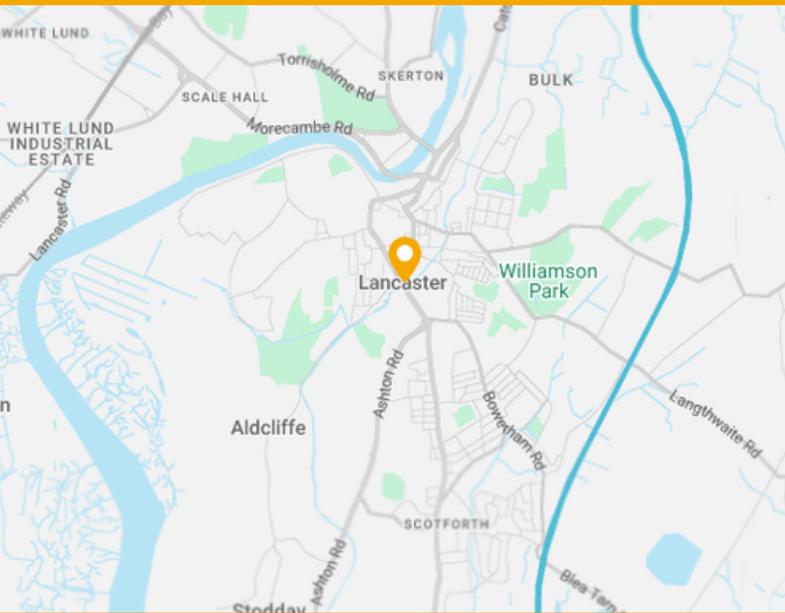
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WATERVIEW WHITE CROSS BUSINESS PARK

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LOCATION

Lancaster is the county town of Lancashire situated on the River Lune. The premises benefits from excellent transport links with the M6 motorway passing to the east of Lancaster, with Junctions 33 and 34 to the south and north respectively. Situated on the bank of the Lancaster canal, the office is located off the A6 road which passes through the city leading southwards to Preston, Chorley and Manchester, and northwards to Carnforth, Kendal, Penrith and Carlisle. Lancaster railway station is only 12 minutes walk away and is serviced by the west coast main line. Local amenities include a Sainsburys Superstore 13 minutes walk away.

TRADITIONAL OFFICE SUITES 370 - 2,468 SQ FT

DESCRIPTION

Waterview is a characterful stone built office building of traditional design, beautifully positioned on the banks of the Lancaster Canal. Combining period charm with modern functionality, this converted property provides 8,053 sq ft of flexible office accommodation, offering a unique working environment in a tranquil yet accessible setting. The building comprises a range of office suites available individually or in combination to suit a variety of business requirements. Internally, the accommodation features a mix of open-plan and cellular offices, with access to reception areas, kitchen facilities, and WC amenities, supporting a practical and self-contained working environment.

KEY FEATURES

- Traditional stone built offices.
- Excellent location near Lancaster Canal.
- Kitchen facilities and WC.
- Sainsburys Superstore is 13 minutes away.
- Marketgate shopping centre is close by providing a range of retail outlets and eateries.
- Car parking.
- Junctions 33 & 34 of the M6 in close proximity.



EPC

The EPC ratings on the suites range up to C60. 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.



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