



**TO LET**

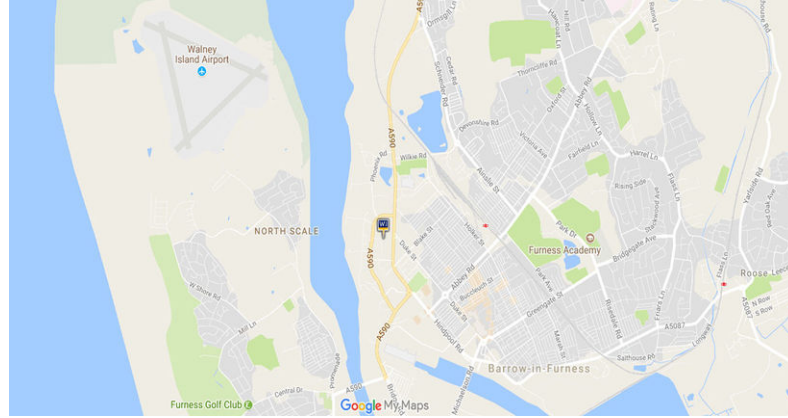
# FURNESS GATE

**FURNESS BUSINESS PARK, PETER GREEN WAY,  
BARROW IN FURNESS, LA14 2PE**



- **Premier Business Location**
- **Good Transport Links**
- **Excellent Nearby Amenities**
- **Secure Entry System**
- **Landscaped Surroundings**
- **Flexible Terms**

**MODERN OFFICES SUITES**  
**665-4,635 SQ FT (62-431 sq m)**



## TRAVEL DISTANCE

Location	Miles	Mins	Mode
Barro Train Station	0.9	18	Walk
J36, M6	32.7	45	Drive
Kendal	33.3	51	Drive
Whitehaven		1h 47	Train

Source: theAA.com

# FURNESS GATE

FURNESS BUSINESS PARK, PETER GREEN WAY, BARROW IN FURNESS



## DESCRIPTION

Furness Gate is a modern three storey office building designed to provide high quality office and business accommodation. The building offers a range of office accommodation, with suites to let ranging from 8 persons. The suites have access to a communal kitchen and separate male and female toilet facilities on each floor. The suites are decorated and carpeted, and have the benefit of gas central heating, acoustic tiled suspended ceilings, CAT 2 lighting and perimeter trunking for power, data and telecoms.

## SPECIFICATION

- Fully carpeted
- Lift
- Powder coated aluminium framed double glazing
- Secure entry system
- Allocated parking

## EPC

The EPC ratings on the available suites range from B41 - C55. Copies of individual EPC's are available upon request.

## TERMS

There are a range of flexible leasing options available. For more 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](mailto:northwest@whittlejones.co.uk)

## LOCATION

Furness Gate is positioned in a well established business area in Barrow-in-Furness, Cumbria, adjacent to the Furness Business Park industrial scheme. The Business Park is accessed off Peter Green Way, which provides direct access to the A590 Wahney Road / Ironworks Road, Barrow's principal road. This runs to Barrow from the M6 motorway. Just north of Barrow is the southern terminus of the A595, linking the town to West Cumbria. Barrow-in-Furness railway station is located just over 1 mile away from the estate and provides connections to Whitehaven, Workington and Carlisle to the north, via the Cumbrian Coast Line and to Ulverston, Grange-Over-Sands and Lancaster to the east, via the Furness line.

The offices also benefit from excellent local amenities with Hindpool Retail Park, Tesco Superstore and the town centre all within a mile providing a range of retail outlets, shops and eateries. In addition Vue Cinemas is less than 10 minutes walk away, and there is a Premier Inn Hotel only 0.5 miles away.



**Whittle Jones - Lynton House, Ackhurst Business Park, Foxhole Road, Chorley PR7 1NY**

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