



**TO LET**

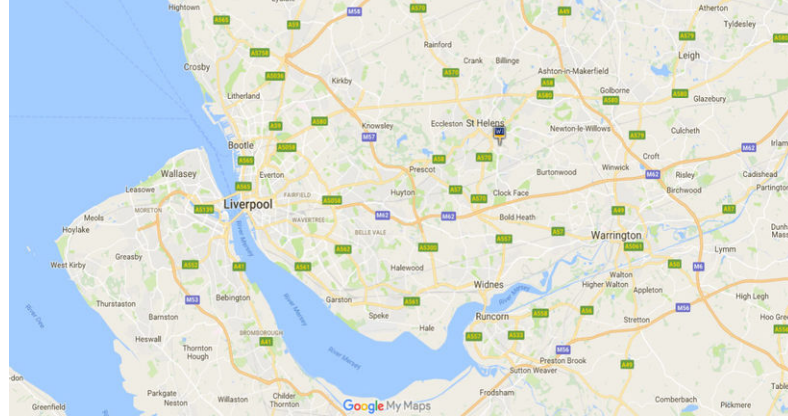
# JACKSON STREET INDUSTRIAL ESTATE

WEST SIDE OF JACKSON STREET, ST HELENS  
WA9 3AT



- Established Location
- Excellent Transport Links
- Less Than 1 Mile To St Helens Central Railway Station
- Close To Town Centre
- Good Nearby Amenities
- Forecourt And Car Parking Areas

**WORKSHOP / INDUSTRIAL UNITS**  
**506-4,750 SQ FT (47.01-441.29 SQ M)**



## TRAVEL DISTANCE

| Location                        | Miles | Mins | Mode  |
|---------------------------------|-------|------|-------|
| St Helens Central Train Station | 0.7   | 15   | Walk  |
| St Helens Town Centre           | 1.0   | 20   | Walk  |
| J23, M6                         | 4.7   | 13   | Drive |
| Liverpool                       |       | 35   | Train |

Source: theAA.com

# JACKSON STREET INDUSTRIAL ESTATE

WEST SIDE OF JACKSON STREET, ST HELENS



## DESCRIPTION

Jackson Street Industrial Estate provides 19,174 sq ft of modern workshop / industrial units split into 2 terraced blocks. The scheme is set within a fully fenced and gated site with good car parking provision and circulation space.

The units range in size from 506 sq ft up to 4,750 sq ft and are constructed of steel portal frame, with brick and blockwork walls and reinforced concrete floors. The units incorporate a personnel door and manually operated overhead sectional loading door.

## SPECIFICATION

- Steel portal frame
- Reinforced concrete floor
- Three phase electricity supply
- Manually operated overhead sectional loading doors
- Forecourt and car parking areas

## EPC

The EPC ratings on the available units range from C59 - E125. Copies of individual EPC's are available upon request.

## 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

Jackson Street Industrial Estate is situated in an established industrial area in St Helens, Merseyside. The estate is accessed off Parr Street, and is close to Langtree Park and Whittle Jones' Baxters Lane Industrial Estate. Sitting 6 miles north of the River Mersey, St Helens is ideally located benefitting from excellent transport links. Liverpool is 11 miles to the west and the centre of Manchester is only 23 miles away. St Helens is served well by Motorway links with the east/west corridors of the M58 and the M62 to the north and south of the town respectively. The A580 dual carriageway East Lancashire Rpad runs north of the town centre and connects Manchester to Liverpool Docks

St Helens Town Centre is less than 6 minutes away providing a range of local amenities including high street shops, retail outlets and eateries. Morrisons is only 3 minutes walk away, and Langley Park is just 20 minutes walk away. Other nearby amenities include Sherdley Park Golf Course, Argos, Langtree Park and Cineworld Cinemas.

## TERMS

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



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

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