

Storage Land - TO LET

Bolton, Riversdale Industrial Estate

Hacken Lane, BL3 1SJ



January 26

Key Highlights:

- Surfaced and secure storage facility
- 7,307 sq ft. (0.17 acres)
- Established industrial estate
- Storage of vehicles or any other use falling within B1, B2 or B8
- Vacant possession

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Location

Located along Hacken Lane, this open storage land is situated within Riversdale Industrial Estate within the Darcy Lever area of Bolton. The land allows for easy access to the A666, allowing access to a wider network of roads.

Description

The property comprises hardstanding open storage land which is secure and suitable for the storage of vehicles or any other use falling within B1, B2 or B8.

Accommodation

The accommodation comprises the following areas:

Site Area = 7,307 sq. ft acres (0.17 acres).

Viewings

Viewings to be arranged strictly by appointment with the letting agent only.

Tenure

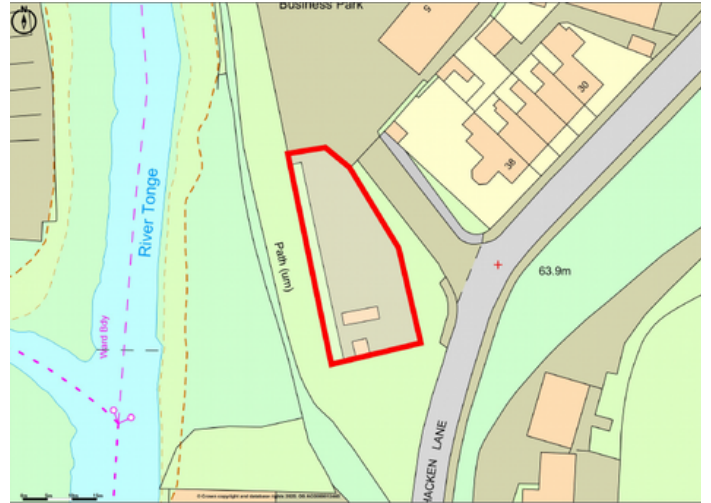
Leasehold - The compound is held under a lease for two years from the 12th May 2025. Expiry on 11th May 2027 (1.46 years unexpired) at a passing rent of £12,500 per annum.

Terms

The property is available by way of assignment or subletting of the existing lease. Further details available on request.

VAT

VAT may be applicable, and if so, will be charged at the prevailing rate.



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