



**Land off Slutchers Lane, Warrington, WA1 1QL**

**0.3 ACRES**

- Land compound available within a secure gated site
- Suitable for industrial use, general storage or parking
- Close to Warrington town centre and Bank Quay Station
- Barrier gated entry system site, fully secure

**01925 320520**

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## LOCATION

The land is located just off Slutchers Lane on the fringe of Warrington town centre.

The M62 motorway sits just over 3 miles to the north, and the M6 motorway is 5 miles to the east.

## TERMS

The land is available on a leasehold basis, terms to be agreed between both parties.

Rental price on application.

## BUSINESS RATES

Business rates may be payable to the local authority.

Any potential occupier is to make their own enquiries direct with the council.

## DESCRIPTION

The site benefits from a land compound which is suitable for a variety of general storage and industrial uses.

The wider site is fully fenced and secured.

Services are also available.

## LEGAL COSTS

Each party will be responsible for their own legal costs incurred in any transaction

## VIEWINGS

For further information please contact:

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