



MILLSTREAM UNITS MILLSTREAM LANE
Manchester, M40 1GT
Auction Guide £250,000

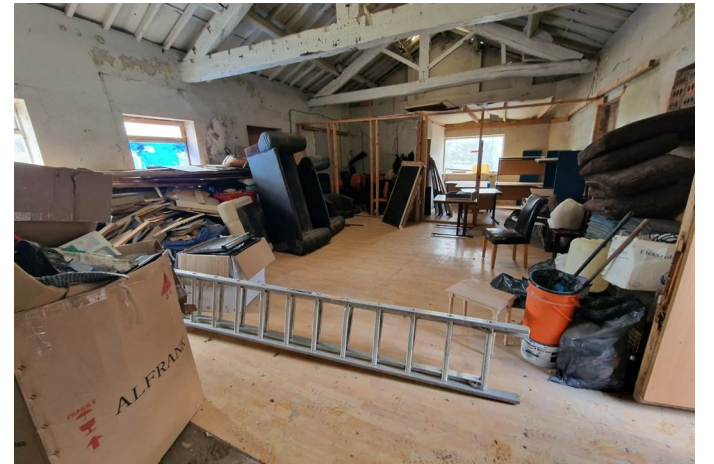
MILLSTREAM UNITS MILLSTREAM LANE

Property at a glance

- GUIDE PRICE £250,000 - £300,000
- PART LET AT £19,200PA
- COMPLEX WITH UNITS & YARD AREA
- GOOD LINKS TO MANCHESTER & M60

For sale via Pearson Ferrier Auctions starting Tuesday 4th July, bidding will be on the Pearson Ferrier website and you can register to bid now. A mixture of two storey and single storey industrial units with a yard (with double gates), set in just under 1/4 acre of land. The units do require refurbishment, but provide a great opportunity for a buy to let investor, developer or owner occupier. Please see the attached site plan which is for indicative purposes only and the title plans will be contained within the legal pack. The property is located within the Failsworth area of Manchester with similar industrial units close by. The units are accessed from Millstream Lane via double gates, with a separate access via the complex behind. The units are currently part let with agreements in place for £19,200PA (tenancy agreements will be available in the legal pack). Viewings of the site and vacant units can be arranged via Pearson Ferrier. Auction guide price £250,000 - £300,000. Buyers are advised to check the legal pack before bidding, this will be available on the Pearson Ferrier website via the bidding window on the property when available. Any changes to the details will be updated on the Pearson Ferrier website before the auction.





Bury Office
 435/7 Walmersley Road, Bury, Lancashire, BL9 5EU
 Telephone: 0161 764 4440
 Fax: #
 Email: bury@pearsonferrier.co.uk

www.pearsonferrier.co.uk

All statements contained in these particulars are for indicative purposes only and are made without responsibility on the part of Pearson Ferrier and the vendors of this property and are not to be relied on as statements or representations of fact. Potential purchasers should satisfy themselves by inspection or otherwise as to the accuracy of such details contained in these particulars.

