amco commercial

£1,500 PCM

1414.00 sq ft

216 - 218 Shaw Road OL2 6EF

www.amcocommercial.co.uk

Summary

Amco Commercial is pleased to offer this well-located end-terrace commercial unit on the corner of Shaw Road and Fitton Street, Royton. It is a busy main road in an established mixed residential and commercial area.

The property gives around 1,414 sq ft of flexible space. At the front is a double glazed shopfront with a roller shutter and a carpeted trade counter/sales area with a suspended ceiling and LED lighting. Behind this are several interconnecting storage and workshop rooms with part checker-plate flooring and additional access from Fitton Street, which makes loading and unloading easy. There is also a staff kitchenette, a WC and useful basement storage.

Outside, there is a gated yard at the side and rear, and the shipping container in the yard is included in the letting. A small forecourt area directly in front of the shop gives parking and loading right outside the shutter, which is rarely found on this part of Shaw Road.

The unit suits trade counter, hire, retail, showroom, workshop or light storage uses, subject to planning. Royton town centre is close by, and there are good road links to Oldham, Rochdale and the wider Greater Manchester network.

Key Features

- Shipping container included
- Gated yard area
- Forecourt parking
- Additional basement storage

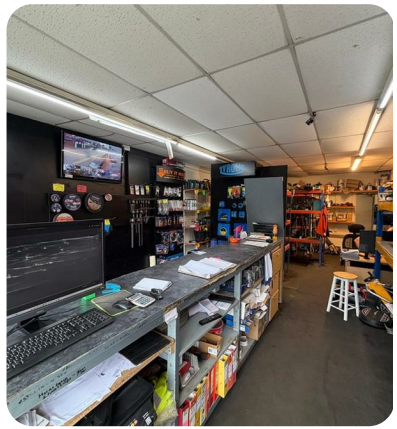
Enquiries & Viewings

For further information or to arrange a viewing of this property, please contact our office:

0161 773 3978

info@amcocommercial.co.uk

These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firms employment has the authority to make or give any representation or warranty in respect of the property.



amco commercial
The Property Ombudsman
DPS
PRS Property Redress Scheme
ClientMoney Protect
TOP AGENCY 2024 WINNER