

amco commercial

£4,585 Per Month

9588.00 sq ft

Unit 29, Norfolk St, Walkden, Manchester M28 3QW

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Summary

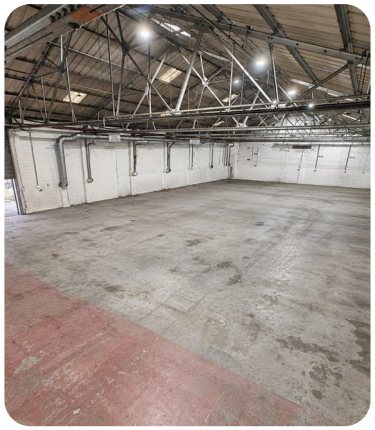
Amco Commercial are delighted to offer this substantial industrial unit of about 9,588 sq ft (GIA) on Norfolk Street, Walkden, within easy reach of Worsley, Salford and Manchester city centre. The brick-built unit has a large open warehouse and workshop with two floors of offices, so an occupier can run production, storage and head office from one building.

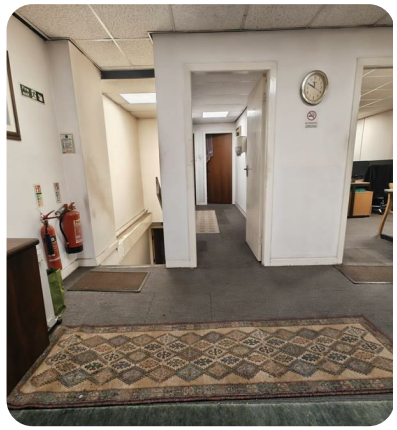
The unit has its own dedicated entrance. A reception door opens directly off Norfolk Street, with forecourt parking along the front of the building. Goods access is through a full-height roller shutter door from an enclosed side loading area, opening straight onto the warehouse floor.

The warehouse gives about 7,312 sq ft of open floorspace, with a minimum clear height of about 4.26m to the underside of the roof structure. A pitched roof on exposed steel trusses, with translucent roof lights, brings in good natural daylight. LED high-bay lighting, a concrete floor and painted brick walls complete the space. At one end, a two-storey office block provides about 2,276 sq ft across the ground and first floors. It has a reception area, open-plan and private offices, and internal windows looking over the warehouse. The offices have suspended ceilings, recessed lighting, carpets and WC facilities.

The unit suits engineering, fabrication, manufacturing, trade and storage businesses, especially those that need a good amount of office space alongside their working floor. It will be available from December 2026 and will be handed back cleared by the outgoing occupier, so a new tenant can move in quickly.







Key Features

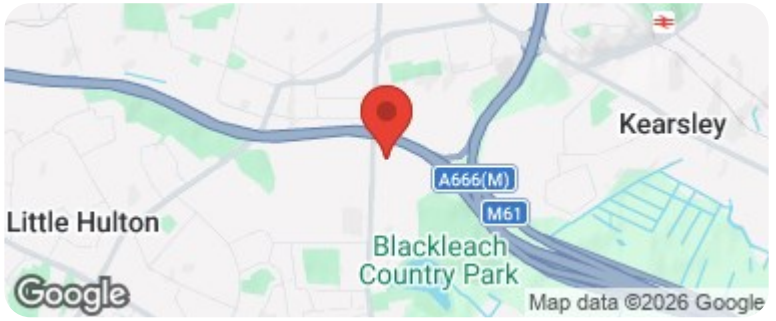
- 9,588 sq ft, including 2,276 sq ft of offices
- Own dedicated entrance and forecourt parking
- Roller shutter loading from an enclosed side area
- Available from December 2026

Enquiries & Viewings

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

0161 773 3978

info@amcocommercial.co.uk



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