



Regent Works Lawley Street, Stoke-On-Trent, ST3 1LZ

£500 Per Month

530.00 sq ft



Details

Amco Commercial is pleased to present Lodge A, Regent Works, a well-presented ground floor unit suitable for a range of uses including a studio, salon, office, light industrial workshop, or storage space.

Extending to approximately 530 sqft, this bright and versatile unit benefits from an attractive frontage, creating a naturally light and welcoming workspace. The property is equipped with its own private WC and kitchenette, along with a water supply and single-phase electric, with potential for three-phase. Access is available through both a single pedestrian door or a double doorway.

Recently refurbished, Lodge A occupies a prominent position at the entrance to the popular Regent Works development in Longton, Stoke-on-Trent, providing high level exposure to site attendees. Conveniently located just off the A50, the site offers excellent connectivity to the A500, M6, and surrounding areas.

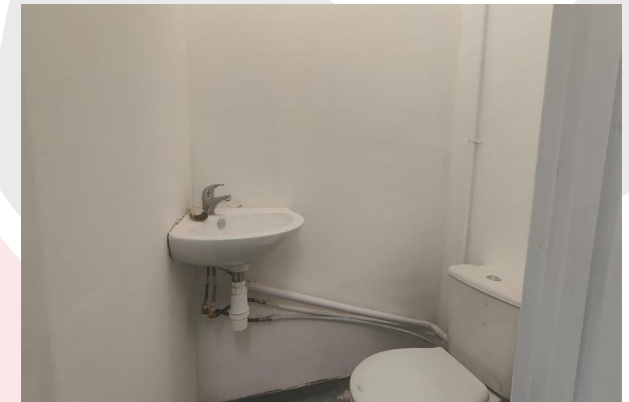
Regent Works is home to a vibrant mix of established and growing businesses, particularly within the fitness, fashion, beauty, and e-commerce sectors as well as other light industrial workspaces. Nearby occupiers include gyms, beauty salons, boxing clubs, photography studios, training facilities, offices, and an auction house, creating a dynamic and collaborative commercial environment.

The estate benefits from CCTV security and offers limited on-site parking for tenants and visiting clients whilst on site.

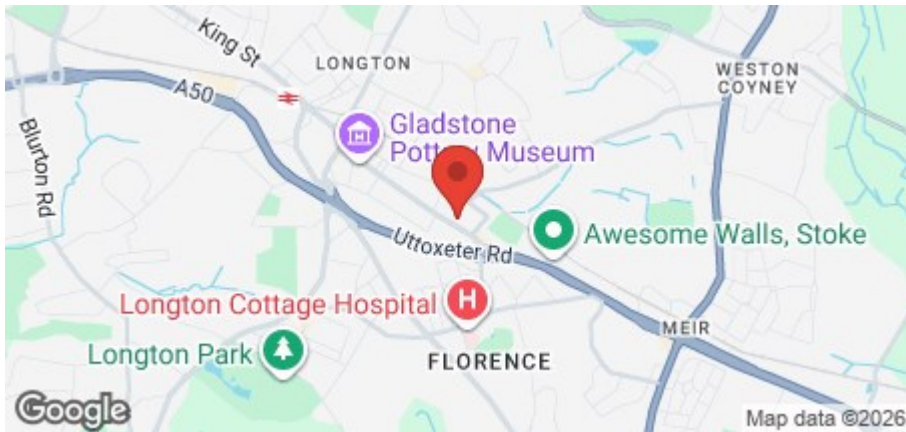
The unit is available immediately on an IRI lease and subject to a 5% service charge.

This unit was in high demand prior to this current tenancy and we do not expect it to be on the market for long. Early viewing highly recommended.

These particulars are provided as a guide only and do not form part of any offer or contract. All properties are offered subject to contract. To arrange a viewing, please contact our office.



Area Map



Viewing

Please contact us on 0161 773 3978 if you wish to arrange a viewing appointment for this property or require further information.

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 firm's employment has the authority to make or give any representation or warranty in respect of the property.

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