

k3

BUCKSHAW LINK ■ BUCKSHAW VILLAGE ■ CHORLEY ■ LANCASHIRE ■ PR7 7EL

CANMOOR



Indicative Image



Indicative Image

Modern Industrial / Warehouse Unit

10,819 sq ft (1,005 sq m) **TO LET**

- Close proximity to Buckshaw Parkway train station
- High specification fully fitted office
- Strategic location between M61 J8 & M6 J28
- Eaves height from 7.5m rising to 11.66m
- Two electrically operated level access doors
- Ample yard and parking provision

CHORLEY

k3

BUCKSHAW LINK ■ BUCKSHAW VILLAGE ■ CHORLEY ■ LANCASHIRE ■ PR7 7EL

CANMOOR

DESCRIPTION

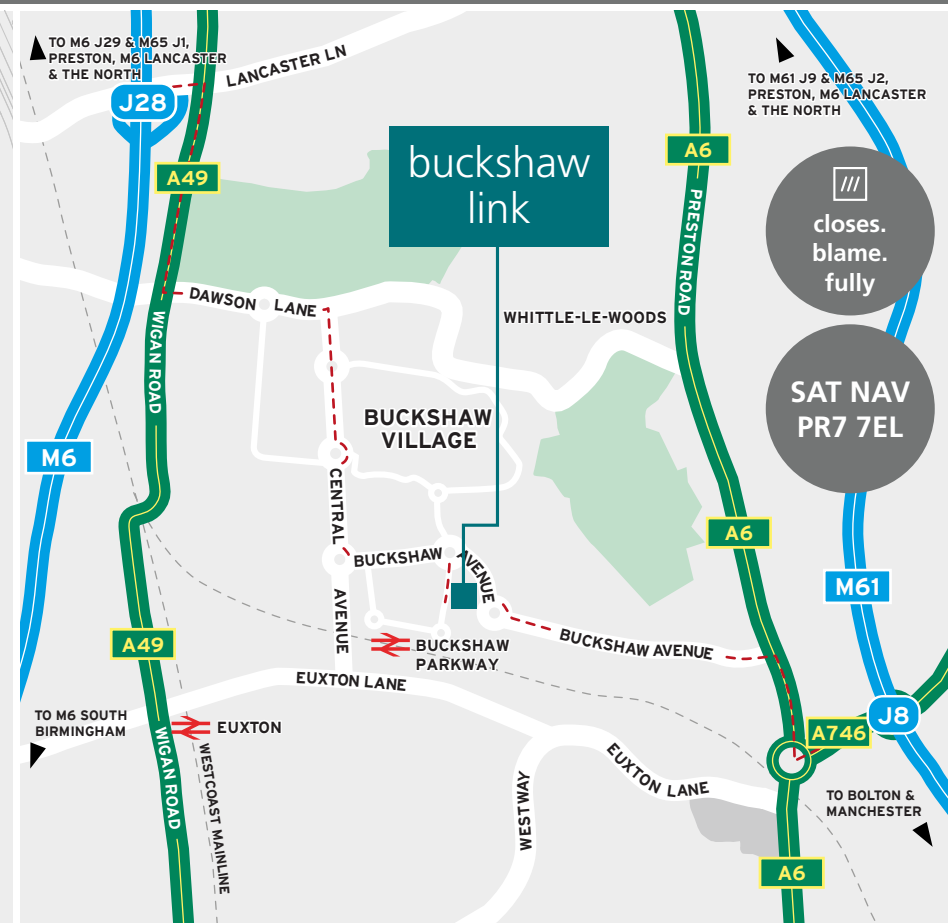
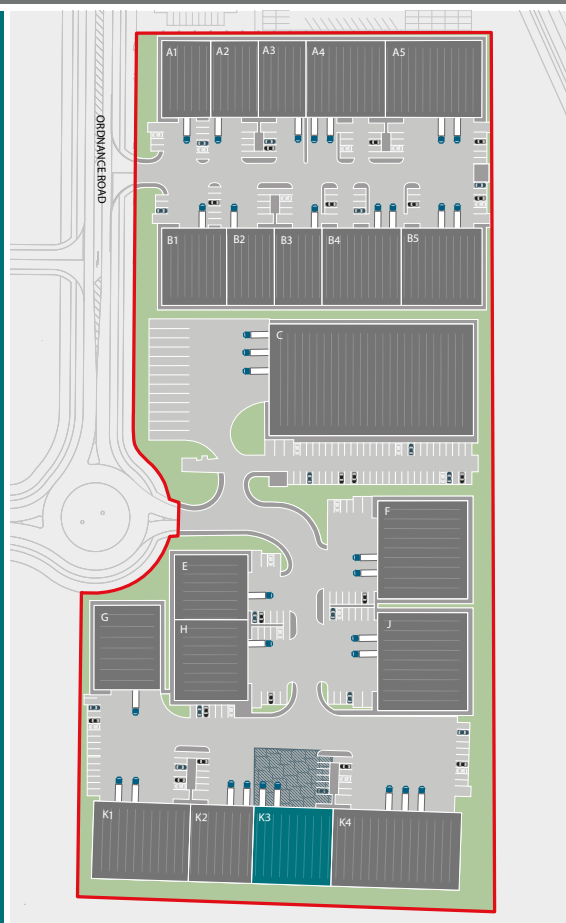
Unit K3 benefits from a high quality specification, including the following:

- Eaves 7.5m rising to 11.66m
- Two electrically operated level access doors
- Ample yard and parking provision
- High specification fully fitted offices
- 37.5kN/m² reinforced concrete floor

	sq ft	sq m
Ground Floor Workshop	9,345	868.2
First Floor Offices	1,474	136.9
Total	10,819	1,005.1

LOCATION

Buckshaw Link Business Park is situated close to the centre of Buckshaw Village on the edge of Chorley. The development has excellent access to junction 8 of the M61 & junction 28 of the M6 motorways and Buckshaw Parkway railway station is immediately behind the park.



FURTHER INFORMATION

For further information on available units please contact the joint agents:

ROCK
REAL ESTATE
0161 327 3152
www.rockrealestate.co.uk

Guy Jackson
guy@rockrealestate.co.uk
07525 631 305

B8
0161 375 6000
www.b8re.com

Will Kenyon
will@b8re.com
07802 869 279