

**FIRST FLOOR OFFICES, 2 REGENT ROAD
ALTRINCHAM, CHESHIRE WA14 1RU
TO LET – FROM £350 pcm**



**FIRST FLOOR OFFICES IN TOWN CENTRE
COMPRISING OF TWO OFFICE ROOMS, STORE,
SHARED WC & SHARED GROUND FLOOR ENTRANCE
OFFERING APPROX 20.5 SQ.M (220 SQ.FT)
INCLUSIVE OF UTILITIES
LANDLORD INCENTIVES AVAILABLE**

ENTRANCE

Accessed via the main entrance of the ground floor gym. Staircase providing access to

FIRST FLOOR

OFFICE 1 (3m x 2.3m) £350.00 PCM

OFFICE 2 (4m x 3.4m) £350.00 PCM

WC

Shared facility.

USE

The offices would be suitable for physio, medical consultancy, therapy or general office use.

VIEWING

Strictly by appointment through the sole letting agent, Thomas Willmax on 0161 905 3555

ENERGY PERFORMANCE CERTIFICATE

An EPC has been requested and will be made available to interested parties.



AWAITING EPC

These particulars are believed to be accurate but they are not guaranteed and do not form a contract. Neither Thomas Willmax nor the vendor or lessor accept any responsibility in respect of these particulars which are not intended to be statements or representations of fact and any intending purchaser or lessee must satisfy himself by inspection or otherwise as to the correctness of each of the statements contained in these particulars.

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