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COMMERCIAL ESTATE AGENTS

227/229 Church Street, Blackpool, FY1 3PB

**Specialists for over 50 years in the sale and valuation of businesses, hotels and all types of commercial properties.**

NB: The particulars set out in these details do not form part of an offer of contract. Any intending tenant/purchaser must satisfy self by inspection or otherwise as to their accuracy. Neither Kays nor the vendor has any authority to make or give any representation or warranty in relation to this property.



## **Warehouse/Workshop Unit**

**Reference: 010071**

**Leasehold Price: No Ingoing**

**Tenure Type: Leasehold**

**DESCRIPTION:** Workshop/Warehouse unit located within a gated shared yard/parking with 4 units. Pedestrian door access plus roller shutter loading door. Total area 65sqm (700sq ft), adjoining units available if larger premises required. New lease/agreement, rent £130 per week (£6,760 per annum).

**LOCATION:** To the rear of Brun Grove behind no's 5 & 9, central location with easy access to the Fylde Coast and surround areas.

### **ACCOMMODATION**

**Ground Floor:** Open plan warehouse/workshop unit 7.5m x 8.7m (65sqm), roller shutter 3m wide by 3m height plus pedestrian door;

**Exterior:** Shared gated yard area for parking with wc's.

**SERVICES:** Electric connected.

**TENURE:** Leasehold. New lease/agreement, rent £130 per week (£6,760 per annum).

**Viewing STRICTLY BY PRIOR TELEPHONE APPOINTMENT THROUGH OUR OFFICE.**

**Unit 3 R/O 5/9 Brun Grove, Blackpool FY1 6PG**

