

# INDUSTRIAL UNITS FOR SALE

66 GAS STREET, BOLTON. BL1 4TQ



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**APPROX 1460 SQ FT.**

We are pleased to have been instructed with the sale of this industrial unit which is located off Moor Lane on the western edge of Bolton Town Centre.

The premises are situated in a mixed Commercial / Residential area and comprise of a single storey stone / brick unit with good sized attached enclosed yard.

The property is considered suitable for a variety of uses, subject to any planning consents required.

Easily accessible to motorway junctions and Bolton town centre, the site also benefits from good parking facilities to the front of the Unit.

The accommodation briefly comprises:

**Entrance Office:** Accessed from the yard area, approx 15 ft 9 x 28 ft 9 width incorporating small storeroom and access to under eaves storage area and wc facilities.

**Middle office/ store:** Approx 16ft x 28ft 9 width

**Rear Offices:** Approx 16ft 4 x 28ft 9 width and incorporating 3 partitioned offices.

**Under Eaves Storage:** Boarded storage area with Staff WC off.

**Enclosed Yard:** Enclosed side tarmac / concrete yard area.

**Under Eaves Storage:** Boarded storage area with Staff WC.

**Price:** £100,000.

**VIEWING ARRANGEMENTS :** Strictly by appointment with Selling Agents  
Brookes Commercial on 01204 525623.

**Brookes Commercial Property Ltd**

**104 St Georges Rd**

**Bolton**

**BLI 2BZ**

**Email – [brookesproperty@lineone.net](mailto:brookesproperty@lineone.net)**

**Web – [www.brookeandco.co.uk](http://www.brookeandco.co.uk)**