

MUR/FIX

TRADE ONLY

HUNTERS[®]
HERE TO GET *you* THERE



Sutherland Street, Swinton, Manchester

Per Month £2,500 Per Month



Available to rent is this versatile commercial premises comprising a trade counter/showroom area together with approximately 3,200 sq ft of storage and ancillary accommodation.

The property offers excellent flexibility and can be occupied as one substantial unit or split into two separate units to suit a variety of business requirements. In addition to the main trade counter area, there are several internal rooms which could be utilised as offices, meeting rooms, workshops or additional storage space.

Suitable for a range of commercial uses, the premises provides a fantastic opportunity for businesses seeking a combination of retail, trade counter, warehouse and storage accommodation.

Early enquiries are recommended to fully appreciate the flexibility and potential this space has to offer.

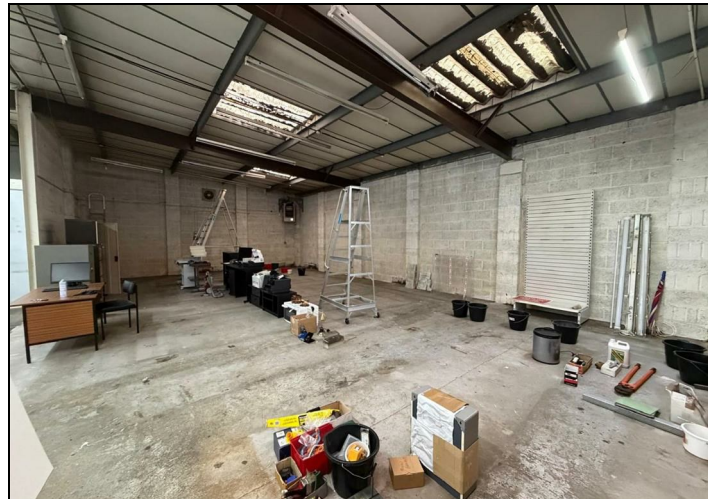
The Granary, Worsley, Manchester, M28 2EB | 0161 790 9000
worsley@hunters.com | www.hunters.com

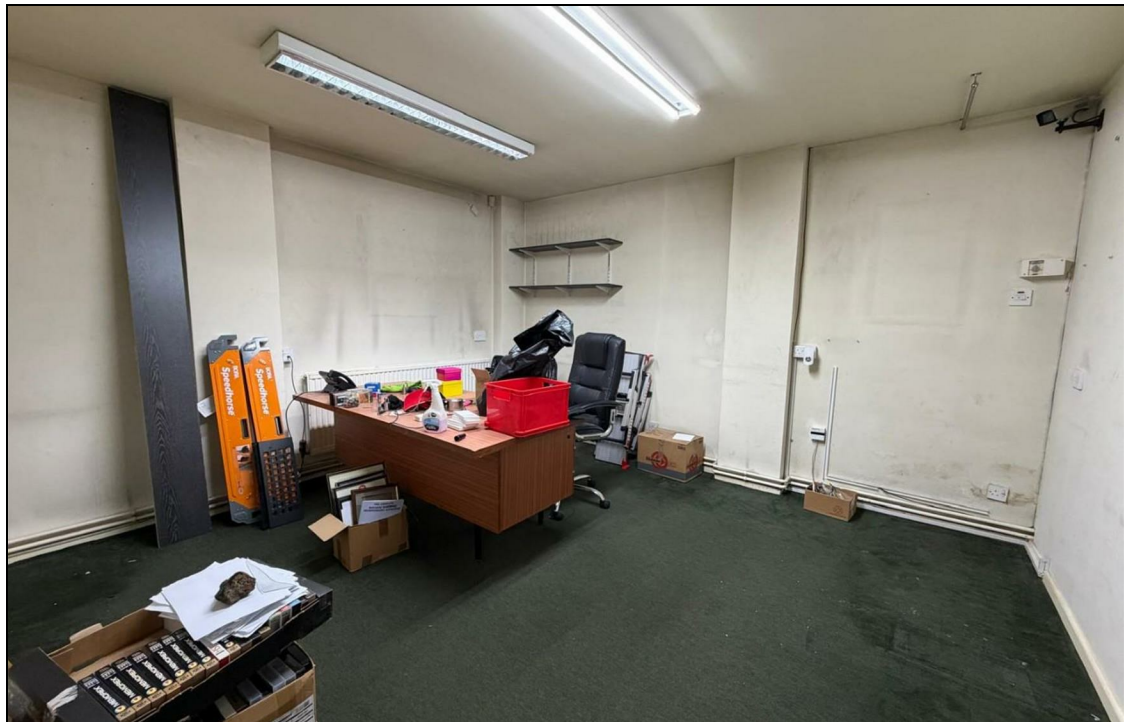
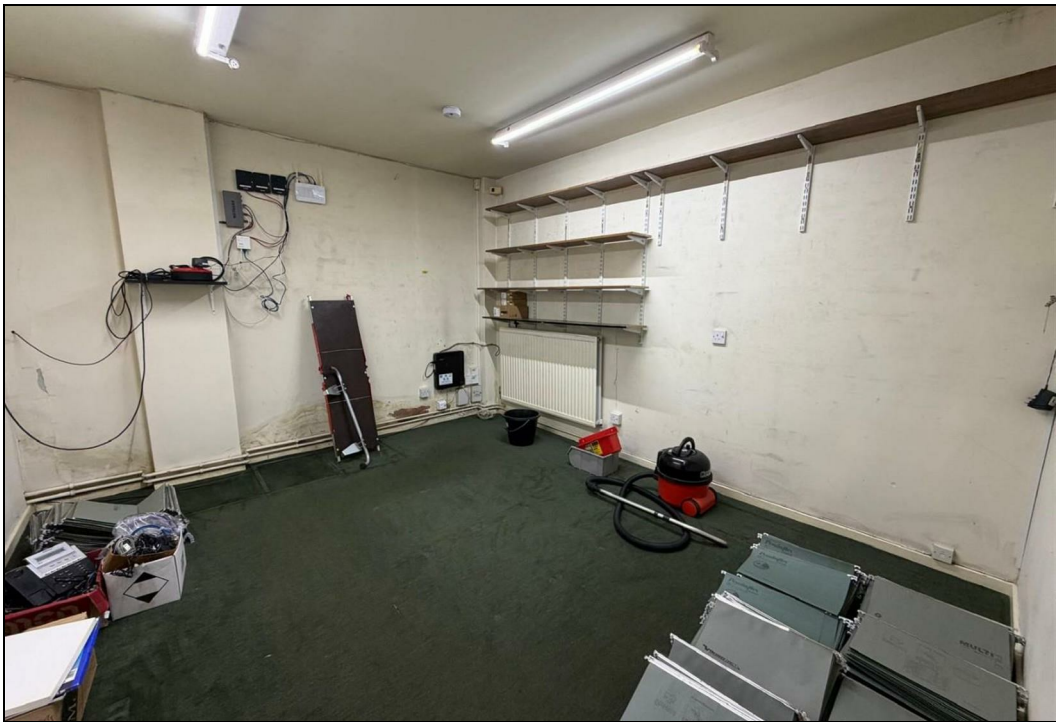
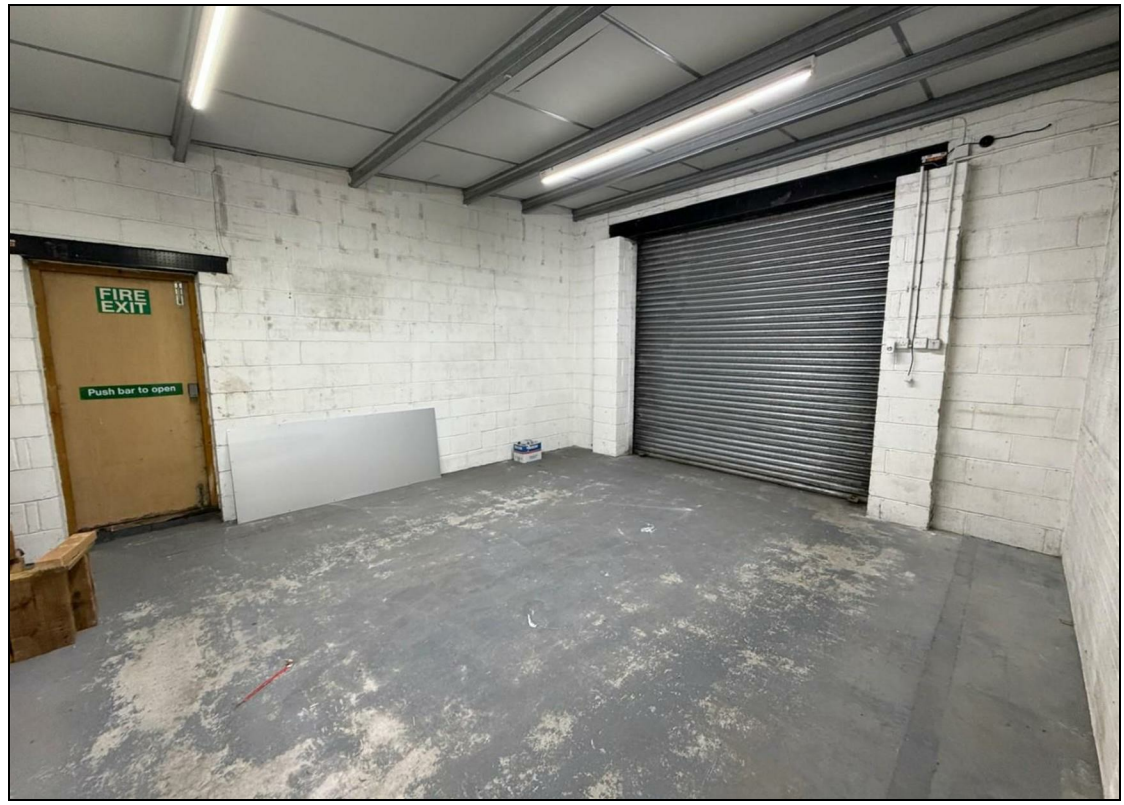
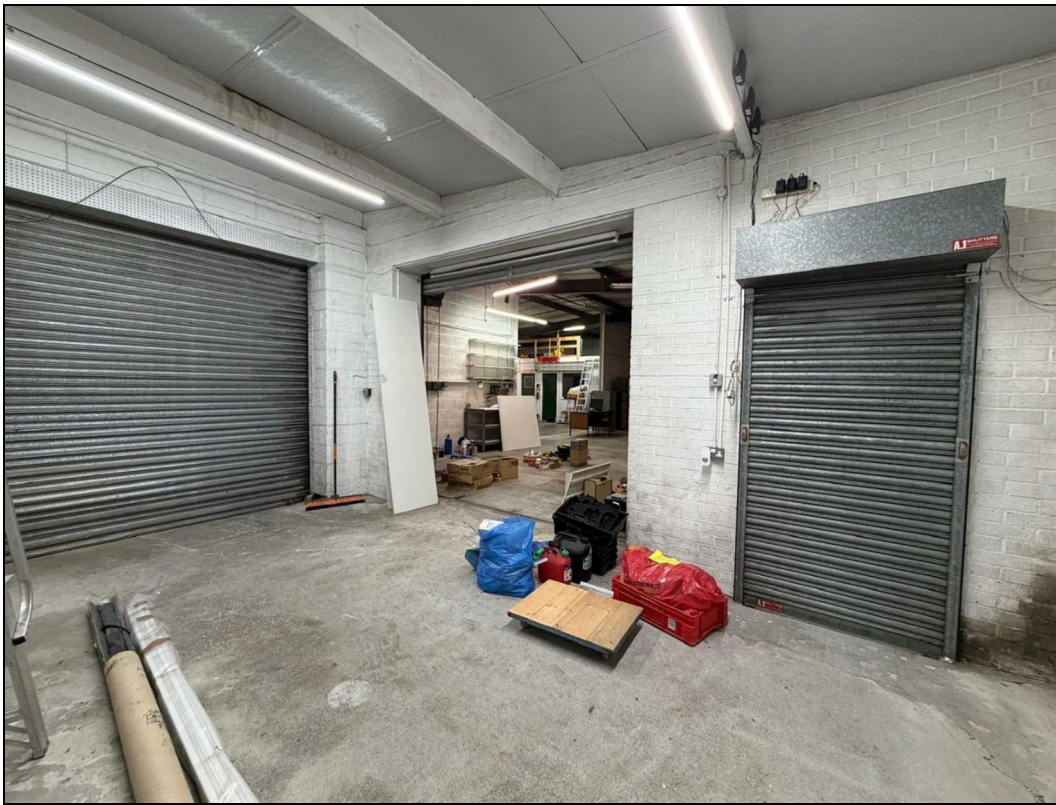




KEY FEATURES

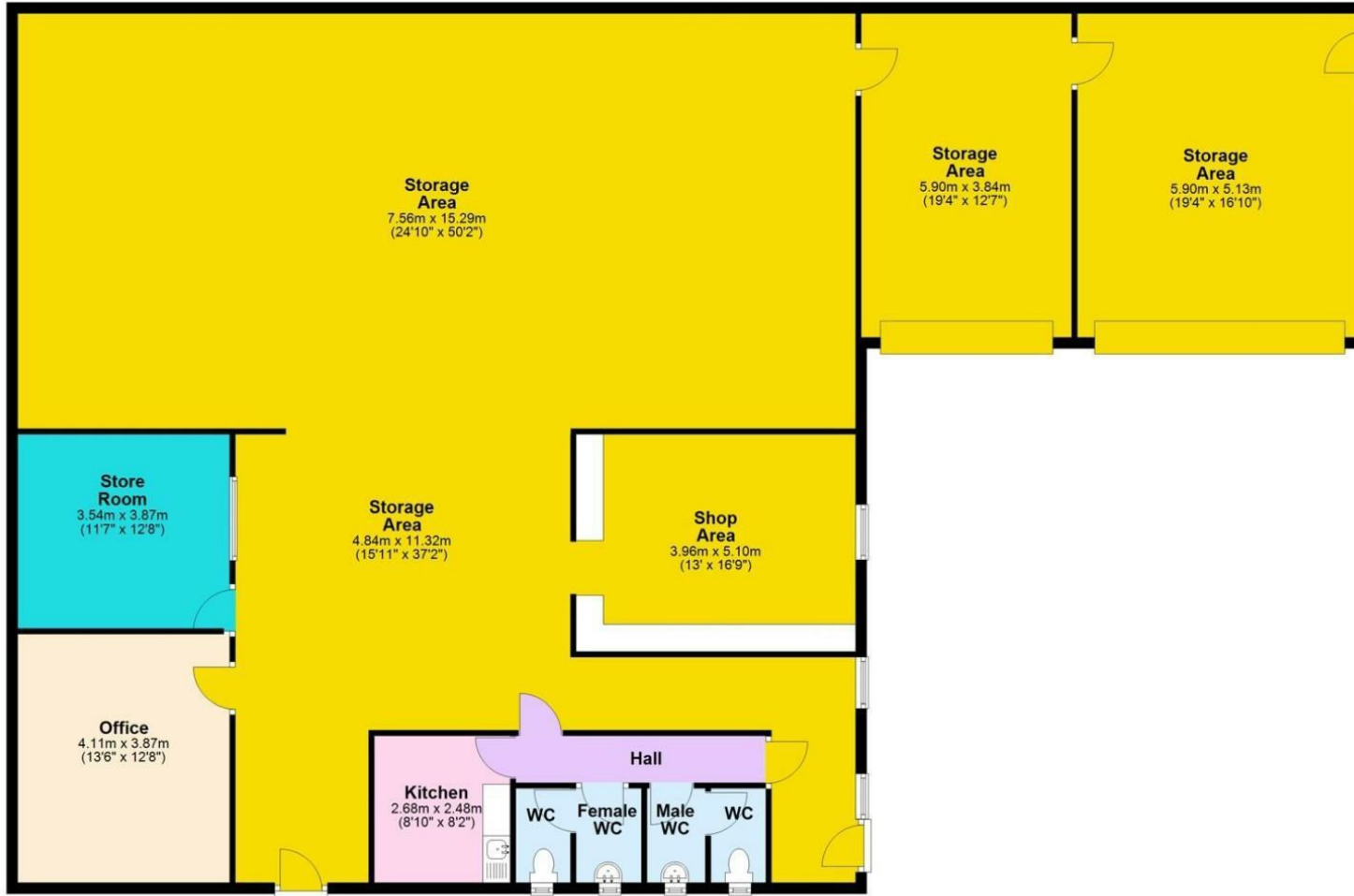
- LARGE COMMERCIAL UNIT
 - MULTIPLE USES
- PARKING AVAILABLE
- GOOD LOCATION
- GATED ACCESS



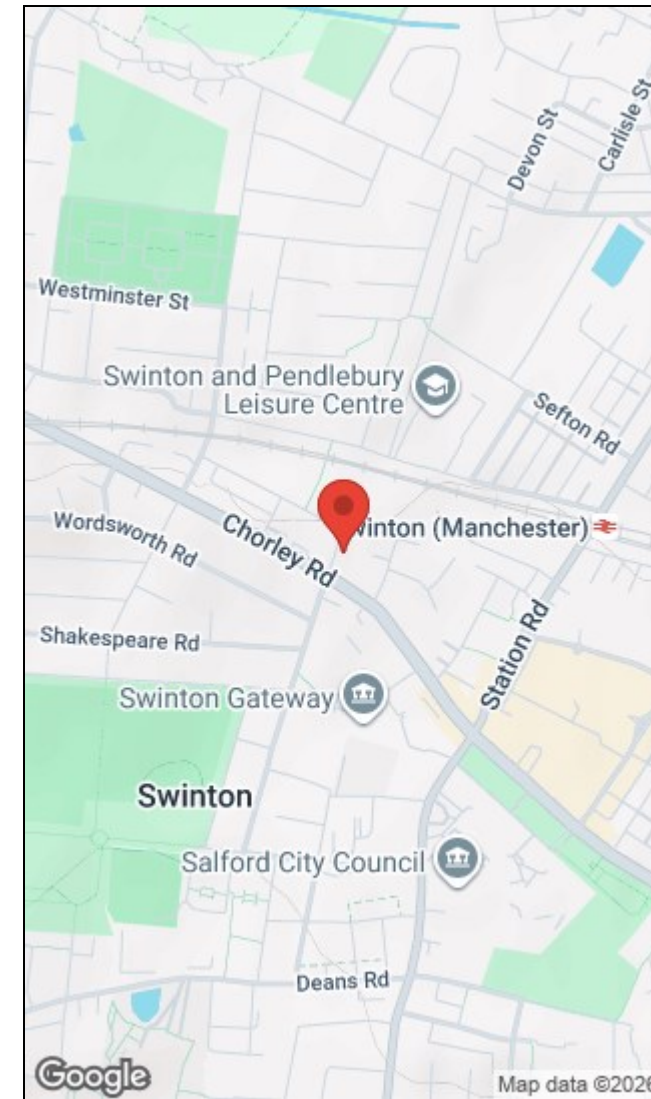


Ground Floor

Approx. 297.8 sq. metres (3205.5 sq. feet)



Mur-Fix, JM Centre, Sutherland Street, Swinton



Energy Efficiency Rating		Environmental Impact (CO ₂) Rating	
Current	Potential	Current	Potential
Very energy efficient - lower running costs		Very environmentally friendly - lower CO ₂ emissions	
(92 plus) A		(92 plus) A	
(81-91) B		(81-91) B	
(69-80) C		(69-80) C	
(55-68) D		(55-68) D	
(39-54) E		(39-54) E	
(21-38) F		(21-38) F	
(1-20) G		(1-20) G	
Not energy efficient - higher running costs		Not environmentally friendly - higher CO ₂ emissions	
England & Wales	EU Directive 2002/91/EC	England & Wales	EU Directive 2002/91/EC

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