

Flexible workspace solutions

**TO LET  
MODERN INDUSTRIAL UNITS  
452 - 1356 m<sup>2</sup>**



**EVERITE ROAD INDUSTRIAL ESTATE  
WIDNES**

**LOCATION**

The premises are located on the established Everite Road Industrial Estate, adjoining the A562 providing access to Junction 6 of the M62, approximately 2½ miles to the north and Junction 12 of the M56, 3 miles to the south.

**DESCRIPTION**

The premises comprise modern single storey industrial units of steel portal frame construction with brick/block walls to approximately 2.1m (7') with insulated plastic coated metal decking above. The floors are reinforced concrete to accommodate a uniformly distributed load of 500lbs/sq ft (25kn/sq m). The units have an eaves height of 5m (16'0) and access to the premises is provided by manually operated steel up and over loading doors measuring approximately 4m (13'0) wide by 4.5m (14'9") high. Externally, there is a tarmac surfaced forecourt for loading and parking.

**SERVICES**

All services are connected including water, gas, single/three phase electric and mains drainage.

**TERMS**

The premises are available on a new full repairing and insuring lease for a minimum term of 3 years or multiples thereof.

**VIEWING**

By appointment with Whittle Jones Tel 01257 238666 or Eileen Bilton Partnership 01925 444700

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