



Solomon Estates presents this spacious three floor retail shop TO LET, located at WILMSLOW ROAD RUSHLOME, the most demanding commercial area, attracting people from all over the UK as well as international tourists, contributing to a wide variety of walk-in clientele. Due to the location, it attracts huge footfall. This is a massive opportunity for any business to establish it's name and become a BRAND.

The property is highly sought after and briefly comprises of three floors. First floor has a spacious shop floor. Second floor has a spacious room, a kitchen and a toilet room. Third floor has two spacious rooms. Pictures are for layout purposes only - they differ from the current condition. Please arrange a physical viewing for up to date condition.

Lease: Five years fixed.

Floor Area: 170sqm approx.

Deposit: £50,000

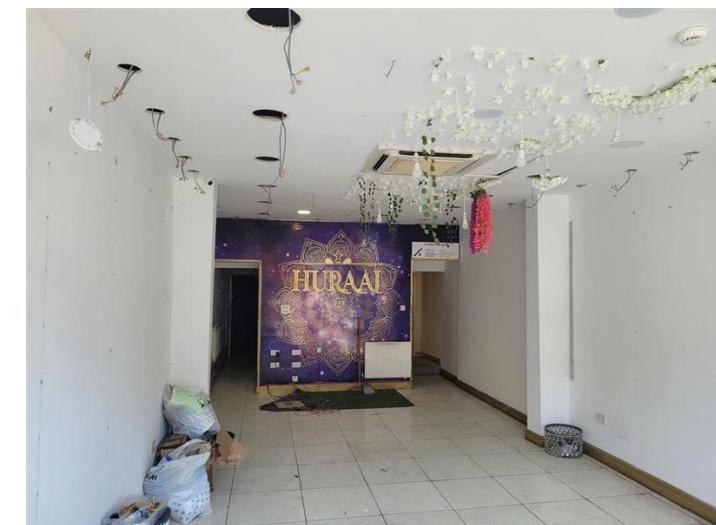
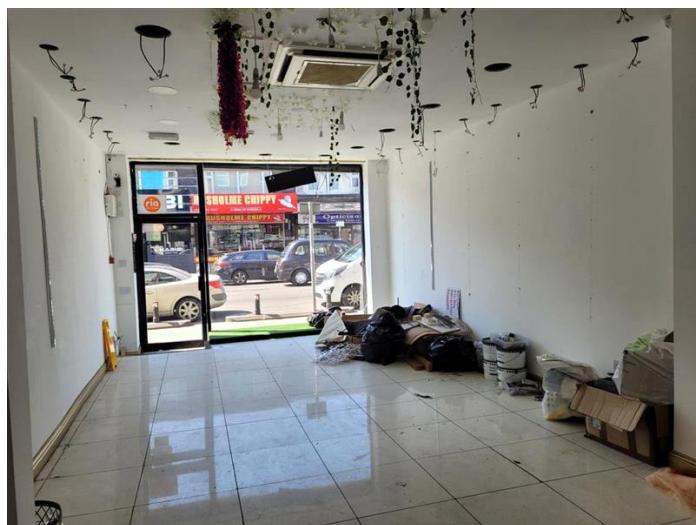
Goodwill: £25,000

SAT NAV Direction: M14 5AN

Rateable Value: £21,750. Please check with Manchester City Council for Business Rate.

Fees: Agency fee and legal cost payable.

Deposit: £50,000



Whilst every effort is made to ensure the accuracy of these details, it should be noted that the measurements are approximate only. Floorplans are for representation purposes only and prepared according to the RICS Code of Measuring Practice by our floorplan provider. Therefore, the layout of doors, windows and rooms are approximate and should be regarded as such by any prospective tenant.

