

Eastern Approach

Junction 24 M60 Denton



Major New Development Suitable for Production/Distribution
& Headquarters/Call Centre Use

Units available on a Design & Build basis

2,322 SQ M (25,000 SQ FT) to 14,865 SQ M (160,000 SQ FT)

Freehold or Leasehold

Windmill Lane Denton
Manchester

3/4 Mile Junction 24 M60

On the instructions of Alpha Developments Ltd



...building on success

The Development

Located four miles from the centre of Manchester at the junction of two motorways (M60 and M67), the development provides occupiers the opportunity to acquire custom built premises to meet their precise requirements. System 3 have already chosen this development for the location for their new headquarters which comprises a production facility of circa 10,219 sq m

(110,000 sq ft) plus expansion. Units from 1,394 sq m (15,000 sq ft) up to 14,865 sq m (160,000 sq ft) can be accommodated.

A full Design Team is in place to provide preliminary presentations and budget costings to interested parties without obligation at an early date. Fast Track construction methods ensure buildings are erected within the shortest possible timescale.



N.B. The photograph incorporated within this brochure are of developments undertaken elsewhere by our clients.

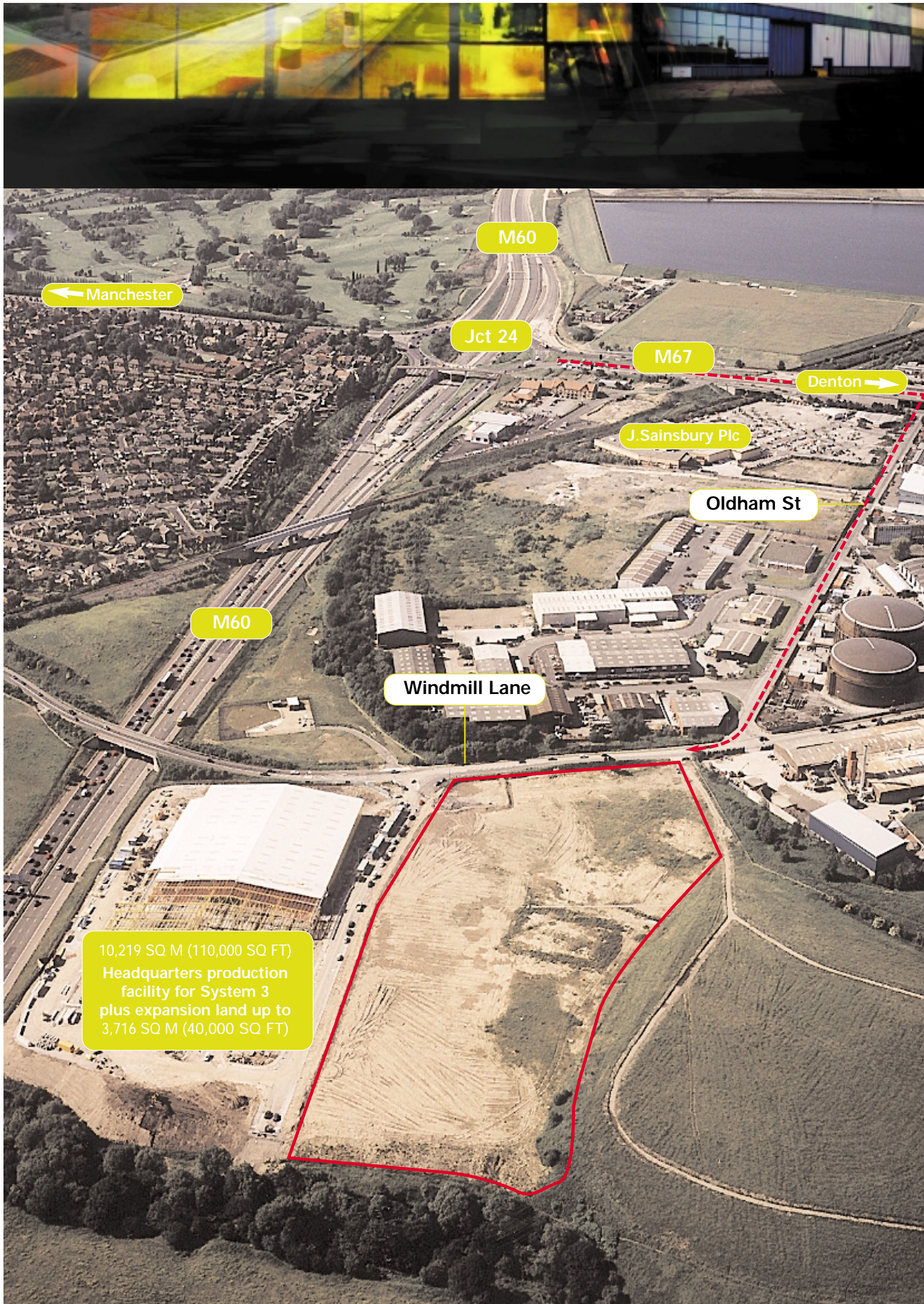
Terms

Buildings will be available either on a freehold basis or by way of new institutionally acceptable Full Repairing and Insuring leases, subject to five yearly upwards only rent reviews.

VAT

All prices quoted are exclusive of but may be liable to VAT at the prevailing rate.







E^Δstern Approach

Windmill Lane Denton Manchester

Location

The development is located on Windmill Lane at Denton, lying within 3/4 mile of Junction 24 of the M60 Motorway.

The completion of the M60 Manchester Orbital Motorway further enhances the development's strategic location. The City Centre of Manchester lies within 4 miles and Manchester International Airport approximately 12 miles.



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