

8,754 sq.ft
TOTAL DEVELOPMENT



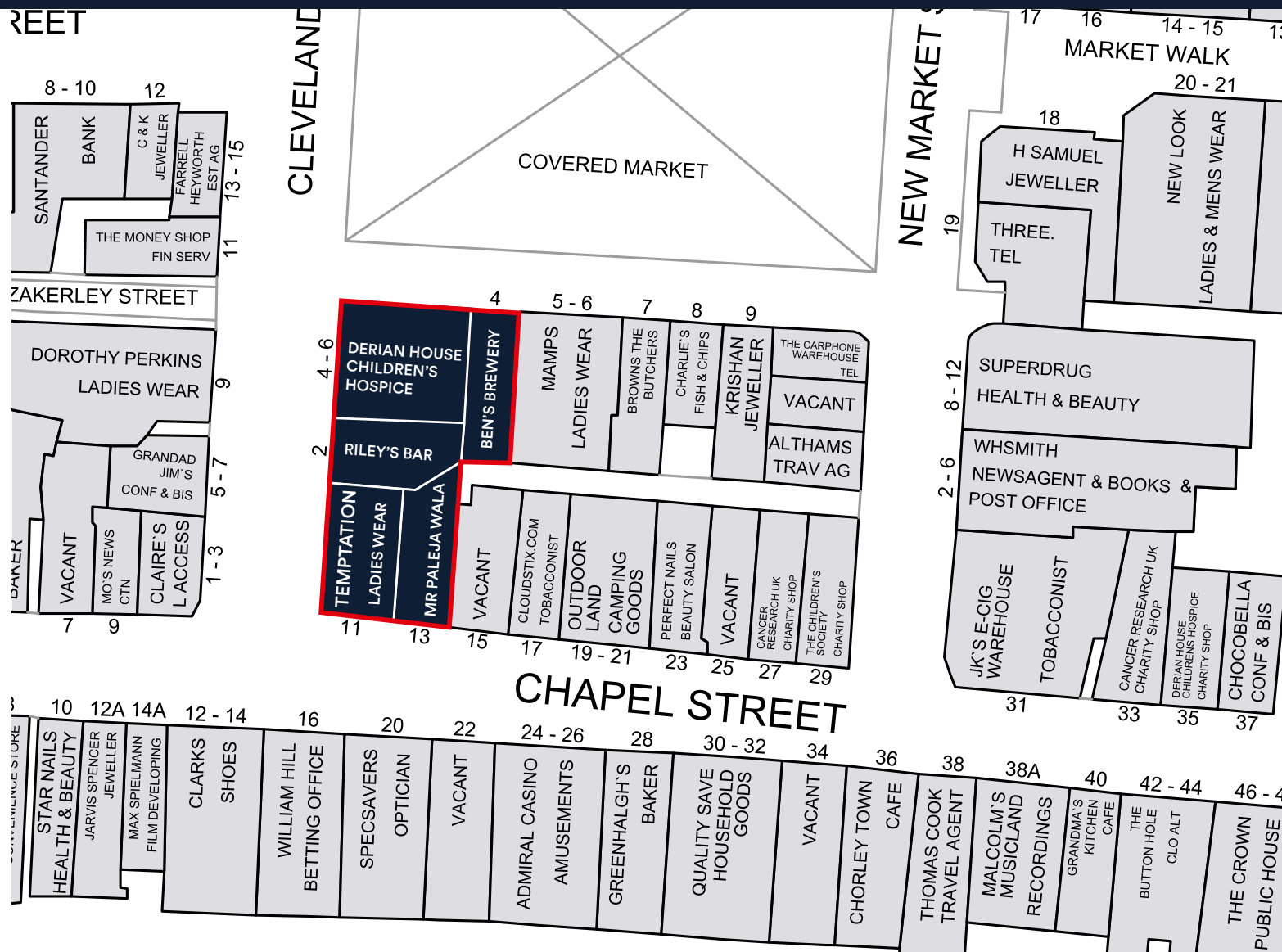
VICTORIA BUILDINGS

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Cleveland Street, Chorley,
Lancashire, PR7 1BN

Local Occupiers Include

Ladbrokes Iceland BrightHouse
NEW LOOK cardfactory b&m



DESCRIPTION

Five retail units close to indoor market in popular market town of Chorley with a growing population. The premises occupies a prominent and highly visible position in the traditional prime retail area of the town close to the covered market with considerable footfall along pedestrianised streets.

- Pedestrianised streets
- Modern town centre retail units
- Considerable footfall
- Nearby retailers include: Dorothy Perkins, Specsavers Clarks Shoes and William Hill



8,754 sq.ft

Total development



5

Retail units on site

POSSIBLE USES

Under the new E Use Class the properties could be used as a shop, café, restaurant, nursery or gym without the need for a planning application. It is the incoming tenant's responsibility to verify that their intended use is acceptable to the Local Planning Authority.

SERVICES

All mains services are available.

ENERGY PERFORMANCE

Further information available upon request.

SERVICE CHARGE & INSURANCE

There is a service charge arrangement in place. The Landlord will insure the premises the premiums to be recovered from the tenant.

PLANNING

Subject to planning. It is the incoming tenant's responsibility to verify that their intended use is acceptable to the Local Planning Authority.

LEGAL COSTS

Each party is responsible for their own legal costs in connection with the granting of a lease.

LOCATION

Chorley is a popular and historical Lancashire market town, with its wealth coming primarily from the cotton industry. Chorley's residents enjoy easy access to Preston, Manchester, Wigan, and Southport, with the M61 and M6 just minutes from the centre and the historic Roman A6 road running through the middle. This is a thriving market town with a population of approximately 34,000.

TRANSPORT DIRECTIONS

Chorley is located in the heart of the North West just minutes from the M61, M6 and M65.

By rail – Services regularly stop at Chorley from Manchester and Blackpool and the Lake District. The markets are a short walk away from the railway station.

By bus – The town is well served by buses with direct links from Bolton, Preston and Blackburn. The markets are within a five minute walk from the bus station.

By car – Chorley is easily accessible from the north and south off junction 8 of the M61.



LCP.

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**Average data taken from research carried out between 7th to 13th February 2018, where cars parking at the centre were counted by an automated system. Number of visitors per car averaged at 2 per vehicle. The figure does not include visitors arriving on public transport or walking to the centre.



View on Google Maps