



TO LET

Unit 39

1,163 sq.ft

(108 sq.m)

M CONCOURSE

Southway
Skelmersdale
Lancashire, WN8 6LN

Occupiers Include

Iceland

PEACOCKS

home bargains

Superdrug

Hays Travel

Poundland

LOCATION

Situated in the heart of Skelmersdale, West Lancashire with great transport links between Liverpool and Manchester. The Concourse Shopping Centre offers a range of facilities including almost 100 retailers. The centre is just a 2 minute drive from junction 4 off the M58. The centre offers 764 car park spaces. Parking is free for up to 5 hours.

National retailers and restaurants such as Aldi, Home Bargains, Argos, Farm Foods, Superdrug, Poundland, Specsavers, Peacocks, Iceland, Boots, Card Factory. There are also food outlets and plenty of independent retailers.

DESCRIPTION

This ground floor unit is situated in a busy location within the Concourse Shopping Centre.

UNIT SIZE

Ground Floor Unit: 1,163 sq.ft (108 sq.m).

RENT

Price on application.

RATEABLE VALUE

ERV £16,000 per annum. RV £8,000. Interested parties are advised to make their own enquiries with the local authority

SERVICE CHARGE & INSURANCE

This unit participates in a service charge £7,658 per annum. Insurance £576 per annum. The Landlord will insure the premises the premiums to be recovered from the tenant.

PLANNING

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

EPC

Further information available upon request.

LEGAL COSTS

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

VAT

All figures are quoted inclusive of VAT.



96

Lettable Units On-Site



334,964 sq.ft

Total Area



What Three Words
tokens.cake.fallback



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Viewing
 Strictly via prior appointment
 with the appointed agents

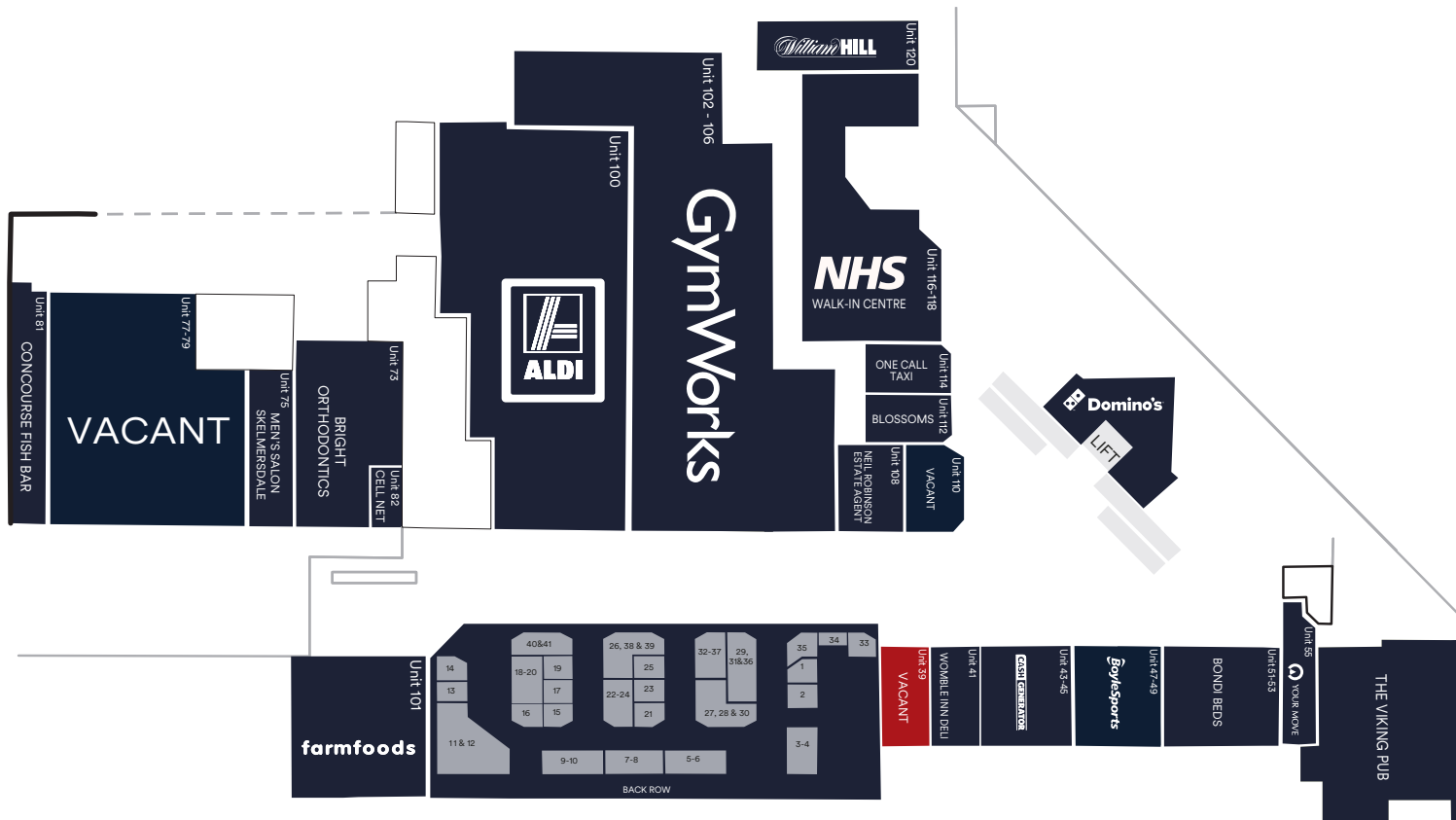


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Ground Floor



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