



CHESTER ROAD

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426-446 Chester Road
Ellesmere Port
Cheshire, CH66 3RB

Occupiers Include



CHATWINS

Good Knights

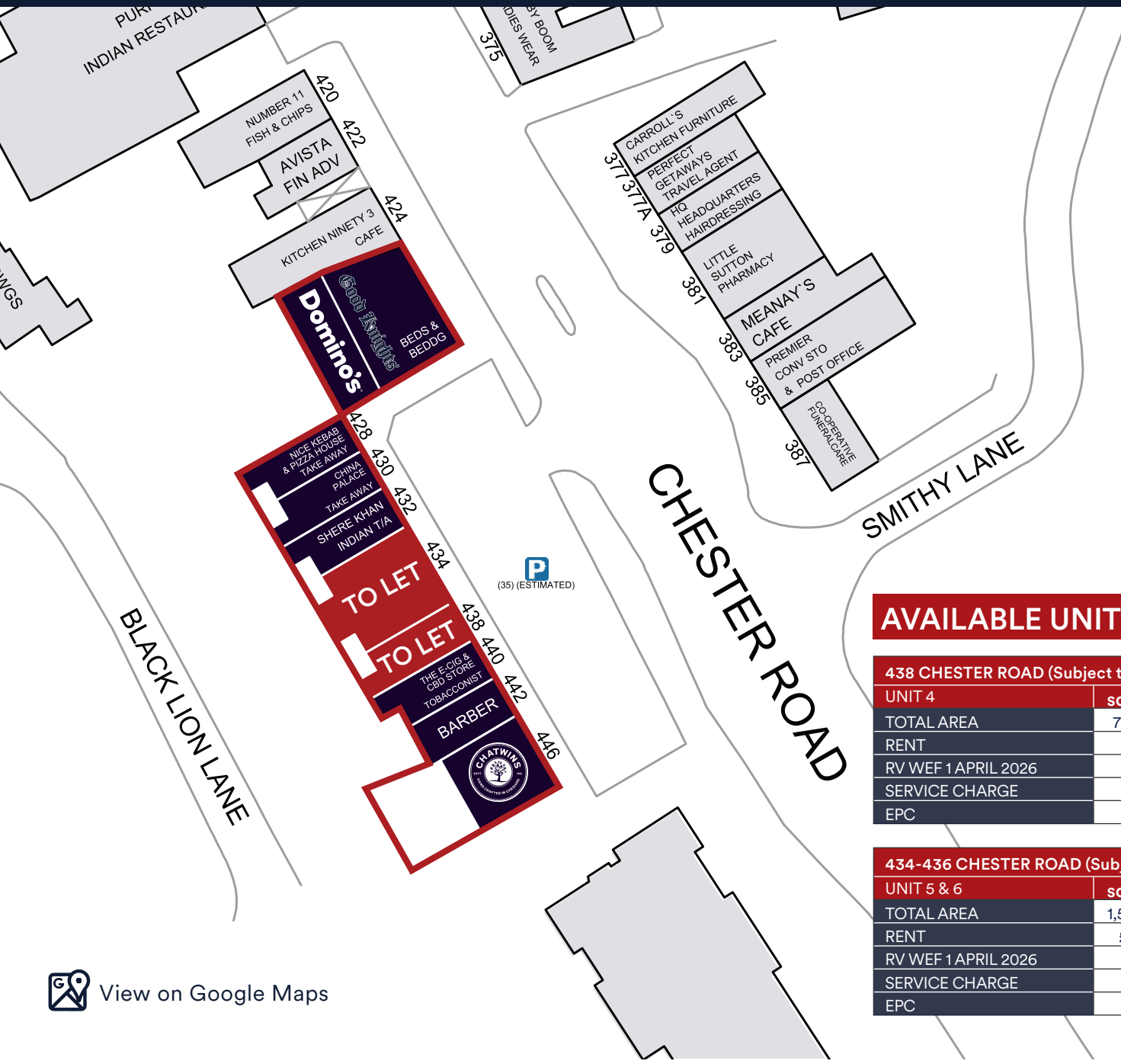


Domino's



CHESTER ROAD

Site Plan



View on Google Maps



13,922 sq.ft

Total development



11

Lettable units on site



Parcel lockers



22+

Car parking spaces

AVAILABLE UNITS

438 CHESTER ROAD (Subject to VP)

UNIT 4	sq.ft	sq.m
TOTAL AREA	753	70
RENT	£15,000pa	
RV WEF 1 APRIL 2026	TBC	
SERVICE CHARGE	£1,500	
EPC	TBC	

434-436 CHESTER ROAD (Subject to VP)

UNIT 5 & 6	sq.ft	sq.m
TOTAL AREA	1,593	148
RENT	£20,000pa	
RV WEF 1 APRIL 2026	TBC	
SERVICE CHARGE	£3,000	
EPC	TBC	

DESCRIPTION

A parade of local and convenience stores fronting the busy Chester Road (A41) with off street car parking to the front and additional parking at the rear in Little Sutton, Ellesmere Port.



LOCATION

Little Sutton is a popular suburb of Ellesmere Port, which has a population of approximately 65,000. Little Sutton lies 2 miles west of Ellesmere Port town centre, 7 miles north of Chester and 7 miles south of Birkenhead. Little Sutton is easily accessible from Junction 5 of the M53 motorway via Chester Road (A41).

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

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

VAT at the prevailing rate is payable on all sums due to the landlord.

SHEET ANCHOR EVOLVE

part of M^{Core}



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Viewing

Strictly via prior appointment
with the appointed agents:

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