

Nigel Lawrence Partnership

Property highlights

Manchester office,
first quarter 2008



Plot 1 let to
Chrysler Jeep.

Chester Autozone and Tradezone, off Sealand Road, CHESTER

A site of approximately 7 acres being developed by Barlows as an autopark and tradepark. Plot 1, a 10,000 sq ft unit, has been pre-let to Chrysler Jeep, with terms agreed to let a further 12,000 sq ft unit. **Four acres available for roadside-related uses.**

The construction of the trade counter scheme will commence later in 2008.

Buxton Road, STOCKPORT

Former petrol filling station of up to **1 acre**. **Suitable for a variety of uses** (subject to planning) including motor showroom, retail, leisure, hotel, trade counter, public house and restaurant.

Nesscliffe Services North, SHREWSBURY

Available to purchase, a **petrol filling station and roadside development site/service area** on a total site area of **2 acres**.

Former College site, RAWTENSTALL

Instructed to dispose of **1.7 acres** for roadside-related uses. **Suitable for a hotel operator.**



Spence Lane, LEEDS

Prominent warehouse/ industrial unit extending to **964.2 sq m** (10,379 sq ft) on a site of 0.2 hectares (0.5 acres). Planning permission for a **two-storey car showroom** and considered for a **variety of roadside uses**, subject to planning.



240 Warrington Road, WIGAN

To let, former Vauxhall car showroom premises with forecourt (**491 sq m** [5,282 sq ft]), **suitable for alternative uses**. Capable of subdivision to create bespoke space to suit individual requirements.



Sydney Street, ACCRINGTON

A **1.85 acre** site comprising 4,568 sq m (49,183 sq ft) of accommodation including car showroom, workshop, body shop, parts department, paint store and offices.

33 Pennistone Road North, SHEFFIELD

Available on a leasehold basis, two **trade counter units** (693 sq m [7,460 sq ft] and 187 sq m [2,018 sq ft]) with 14 car parking spaces on a total site area of **0.4 acres**.



Leigh Business Park, LEIGH

A **1.5 acre** site on the Leigh Business Park, fronting on to Warrington Road, **suitable for a variety of roadside uses**.

Tony Hindley

DDI: 0161 247 8393

Mobile: 07793 500352

tony@nigellawrence.co.uk

Robin Lawrence

DDI: 0161 247 8392

Mobile: 07747 021698

robin@nigellawrence.co.uk

Barnett House
53 Fountain Street
Manchester
M2 2AN

STOP PRESS

Blackburn – 278 sq m (3,000 sq ft) Waterfall Park, suitable for roadside uses.

Chester – 4 acres close to Sealand Road suitable for car storage.

Scotland – Franchised **motor dealership** business for sale.

Prees Heath, Whitchurch – 6 acres suitable for service area.

Scisset – **Somerfield investment** for sale.

Stockton-on-Tees – 1 acre site offering roadside opportunities alongside proposed petrol filling station.

Workington – 26 acres suitable for a service area and roadside-related uses.

Nigel Lawrence Partnership. Driving the property market



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Horizon Park, DEESIDE, NORTH WALES
A 2.5 acre site acquired on behalf of a petrol filling station operator for the development of a modern petrol filling station and convenience store.



Hurstwood Service Park, SHREWSBURY
Service area at the junction of the A49 and A53 comprising 5 acres. Disposals have been agreed with Travelodge, a petrol filling station operator, and Hardy Hansons (public house). Subway has acquired unit 1 – unit 2, comprising 1,350 sq ft, is available.



Shedley Petrol Filling Station, St HELENS
Acting on behalf of a petrol filling station operator, we recently acquired this petrol filling station.



Units A4/A5 Parkgate Business Park, ROTHERHAM
Roadside property of approximately 1,123.7 sq m comprising ground floor, mezzanine floor and first floor offices. **Suitable for** trade counter, self storage, warehouse and industrial, motor dealerships and other roadside uses. **under offer**



Bury New Road, MANCHESTER
Acting on behalf of a private landlord, we recently provided advice for the re-letting of a car dealership facility of circa 12,000 sq ft on a site of 1.5 acres.



Range Lane, HALIFAX
A 0.77 acre former Nissan property acquired on behalf of Dews Motor Group for a new Ford dealership comprising 10,700 sq ft.



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REQUIREMENTS

Motor dealerships – Leeds, Halifax, Manchester, Birmingham, Bolton, Stockport
Petrol filling stations – nationwide
Car wash sites – north west

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