

Central Trading Estate

To let
Trade counter/Industrial premises
From 3,880 - 4,729 sq ft

Central Trading Estate

- Refurbished trade counter units
- Excellent transport links
- Prominent location
- Immediately Available

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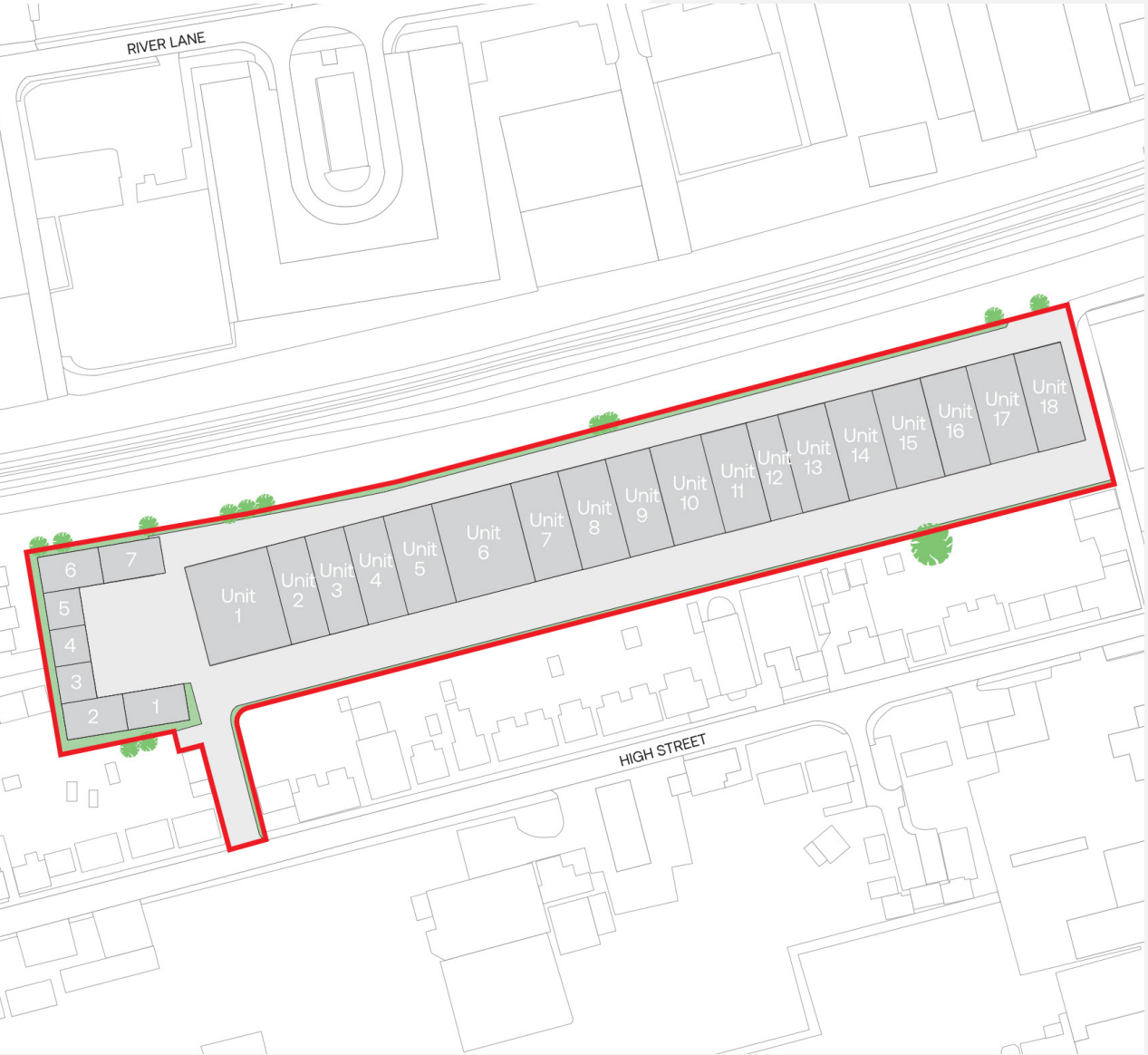
Central Trading Estate is a development of Trade Counter/ Warehouse Units.

The accommodation is principally open plan with servicing by way of a roller shutter loading door in the front elevation.

The units benefit from a part glazed Trade Counter frontage with ample customer and staff parking.

- Ample Parking
- LED Lighting
- 3 Phase Electricity
- Established Industrial Estate
- Close to Chester City Centre
- DDA Compliant
- 24/7 Access

Siteplan



Accommodation

Unit	sq m	sq ft
Unit 8	438.4 sq m	4,719 sq ft
Unit 11	435.8 sq m	4,691 sq ft
Unit 12	438.2 sq m	4,717 sq ft
Unit 13	437.1 sq m	4,705 sq ft
Unit 15	437.2 sq m	4,706 sq ft
Unit 16	436.3 sq m	4,697 sq ft



Central Trading Estate

EPC

EPC's available upon request.

Tenure

The unit(s) are available by way of a new full repairing and insuring lease for a term to be agreed.

Viewing / Further Information



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Property owned by **Mileway**

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Central Trading Estate, Marley Way, Saltney, Chester, CH4 8SX

VAT

All terms are subject to VAT at the prevailing rate.

Location

Central Trading Estate is located close to Chester, approximately 20 miles south of Liverpool, 38 miles south west of Manchester. The estate benefits from excellent road communications with the M53 (Junction 12) located 2 miles to the north east of the city centre which provides direct access to Liverpool and the M56. By rail, the nearest mainline station is Chester (fastest train times) to; London Euston (2 hours 5 minutes), Manchester Piccadilly (1 hour 5 minutes) and Liverpool Lime Street (1 hour 3 minutes).



By Rail

The nearest train station is Chester Train Station.



By Bus

From Chester to CH4 8SX will take approximately 20 minutes.



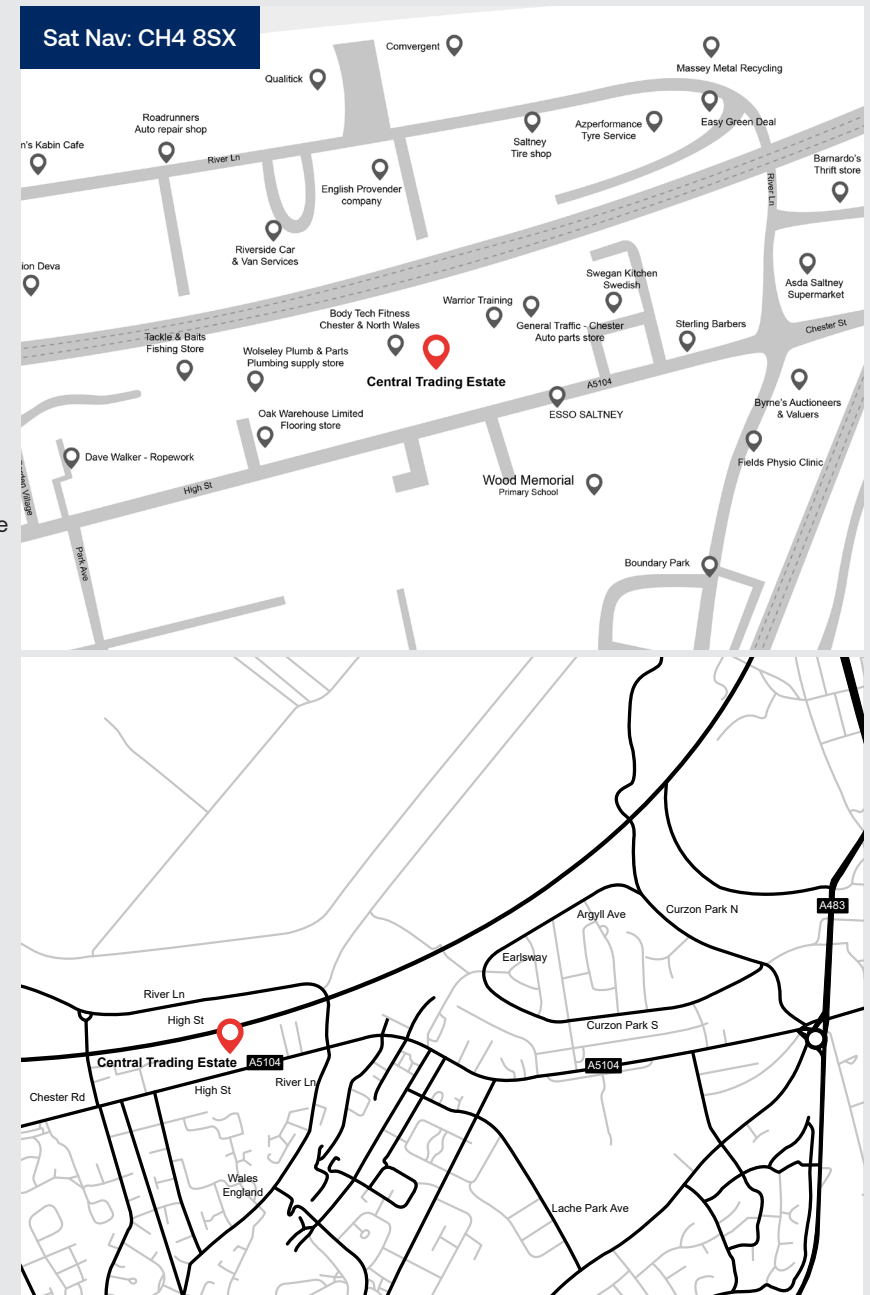
By Road

Driving distance from Chester is approximately 3 miles and takes 12 minutes via the A5104.



By Air

The nearest airport is Chester (CEG) / Hawarden Airport which is 3.6 miles from CH4 8SX and a 9 minute drive approximately.



Mileway