



Land On South Westside Of Factory Lane, Manchester, M9

FOR SALE



- 0.466 acres (0.189 hectares)
- Outline Planning Permission (expired) for 3 x houses
- Freehold Tenure



Property Description

An excellent opportunity to acquire a commercial land parcel extending to approximately 0.466 acres (0.189 hectares), located within the Blackley / Harpurhey area of North Manchester.

The site is well suited to a range of commercial uses including vehicle storage, fleet parking, open storage, contractor's yard, plant storage and other trade-related operations (subject to the necessary planning consents).

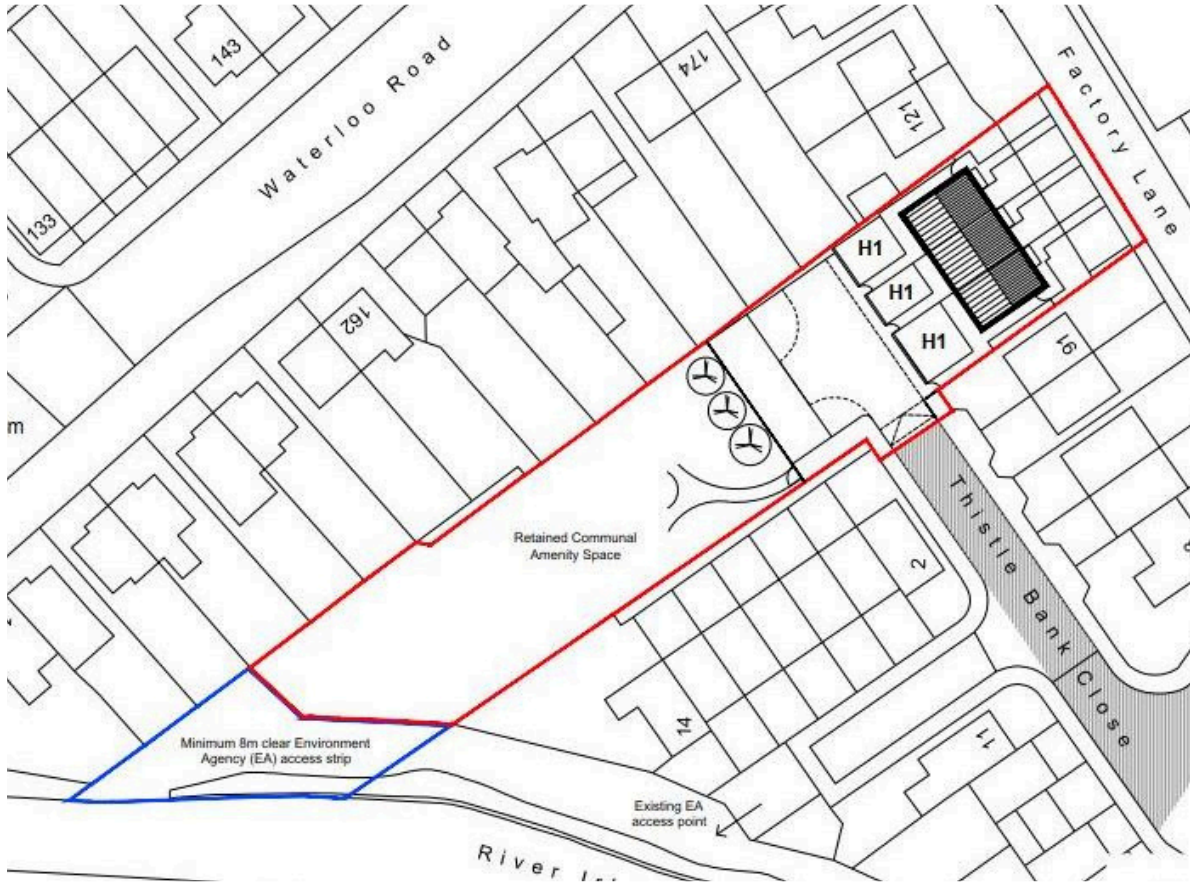
Situated approximately 3.5 miles north of Manchester City Centre, the land benefits from a strong urban catchment and established surrounding neighbourhoods including Blackley, Moston and Crumpsall. The site is positioned close to North Manchester General Hospital, within a predominantly residential area, creating demand for service-based and storage-related uses.

This represents a practical and affordable acquisition opportunity for storage operators, vehicle storage providers, contractors or investors seeking a well-located commercial yard site in North Manchester.

Location

Factory Lane is located within the Blackley / Harpurhey ward area of Greater Manchester, approximately 3.5 miles north of Manchester city centre. The area benefits from good access to surrounding arterial routes serving North Manchester and the wider motorway network.





Business Rates

Business Rates can be provided upon request

VAT

VAT is applicable at the prevailing rate

Viewing

Viewing by way of appointment through the agent

Citrus Commercial Circle

0161 383 1806

info@citruscommercialcircle.co.uk



CITRUS

COMMERCIAL CIRCLE

Important Notice Citrus Commercial Circle for themselves and for the vendors or lessors of this property whose agents are given notice that (i) these particulars are produced in good faith and set out as a general guide only and do not constitute any part of an offer or contract. They are believed to be correct but any intending purchaser or tenant should not rely on them as statements or representations of fact but must satisfy themselves as to the correctness of each of them. (ii) no person in the employment of Citrus Commercial Circle has any authority to make or give any representations or warranty in relation to this property.