

# INTRODUCING WEST ONE RETAIL PARK MANCHESTER, M50 1ZD



## TENANTS INTRODUCED THIS YEAR



- 151,545 sq ft / 14,079 sq m – A1 (open, non-food)
- 26,459 sq ft immediately available
- Circa. 85% now let
- High specification units
- Unit 10 with existing mezzanine floor
- Circa. 25,000 cars per week and rising

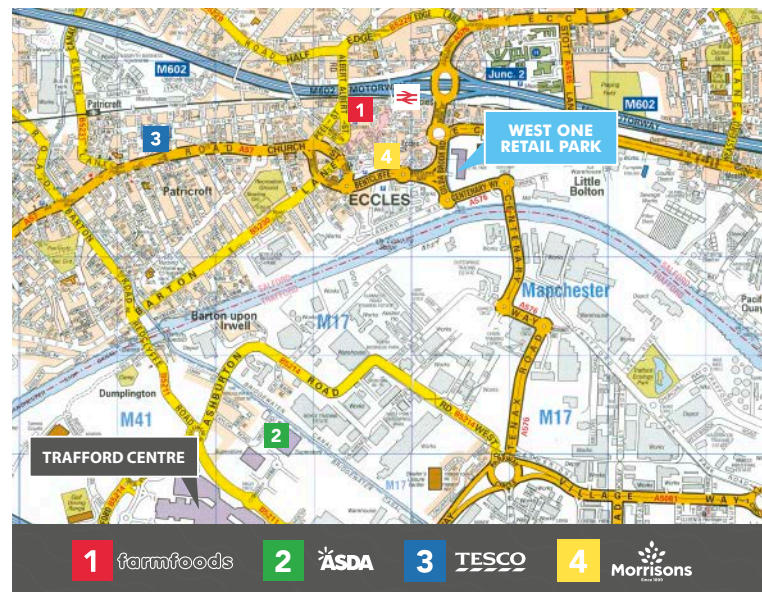




# WEST ONE RETAIL PARK, MANCHESTER, M50 1ZD



UNIT	OCCUPIER	FRONTAGE	SQ FT
1-5	The Range	-	50,000 sq ft
6	Smyths	-	14,926 sq ft
<b>7</b>	<b>To Let</b>	<b>13.2m</b>	<b>6,823 sq ft</b>
8	Pure Gym	-	8,638 sq ft
9a	Poundworld	-	7,577sq ft
9b	Jollies	-	7,549sq ft
<b>10</b>	<b>To Let</b>	<b>20m</b>	<b>10,049 sq ft</b>
11/12	Home Bargains	-	22,885 sq ft
13a	WH Smith	-	7,567 sq ft
<b>14</b>	<b>To Let</b>	<b>11.2m</b>	<b>5,000 sq ft</b>
A	Subway	-	1,250 sq ft
<b>B</b>	<b>To Let (may split)</b>	<b>12m</b>	<b>4,587 sq ft</b>
C	The Carphone Warehouse	-	1,584 sq ft
D	McDonald's	-	3,110 sq ft



## LOCATION

West One Shopping Park is located off Junction 2 of the M602 motorway, some 6.32 km (3.92 miles) west of Manchester City Centre and within 1km (0.6 miles) of Eccles Town Centre.

The park is situated on Gilda Brook Road (A576) which leads directly south from the M602 and connects Manchester with the M60 and M62 motorways.

## DESCRIPTION

West One is arranged in a prominent L-shape terrace and comprises 10 mainline retail units, a standalone terrace of three units to the front of the site and an A3 pod unit.

## PLANNING

Open A1 food & non food.

## SCHEME SIZE

151,545 sq ft (14,079 sq m).

## CAR PARKING

600 car spaces.

## EPC

To be provided separately.

## CONTACTS

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