

**Warrington Road
Abram
WN2 5XA**



SHOP TO LET

600.00 sqft (55.74 sqm)

RENT

£750.00 Monthly

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TO LET WIGAN

Property Highlights

- High visibility on a very busy road
- Currently successful beauty salon
- All Uses Considered

Description

Approximately 600 sqft beautifully decorated in neutral colours ground floor retail unit available to let from March 2025. Well known as a beauty salon for at least last 6 years, the property offers a lovely and well presented reception area, with individual treatment rooms and working spaces further to the back of the premises.

The bright unit is ideal for a variety of retail or service-based businesses.

- £750 Per Month with No VAT
- Rateable value of £4400: Qualifies for full small business rates
- Lease Term: Min 3 Years FR&I

Location

300 Warrington Road is located in the primarily residential area of Abram. Situated in between Wigan and Leigh and with easy access to both Ashton and Bolton. Not far off M6 and East Lancs.

Layout

