Our Ref MAC/CF/11141

Date As postmark



SUBJECT TO CONTRACT

Dear Sir/Madam

LANCASTER BUSINESS PARK, CATON ROAD, LANCASTER

We are pleased to present details of the remaining office accommodation at Lancaster Business Park which is situated immediately adjacent to Junction 34 of the M6 motorway whilst also providing easy access to the City Centre. The business park offers a range of facilities including a Premier Inn and Brewers Fayre in addition to a range of occupiers including Allianz, Persimmon Homes, 3-1-5 Health Clubs, Verdant Leisure and NFU mutual.

annum Car Parking	Rent per	Floor area	e
	-		ding 1
er annum 6 spaces	£27,378 pe	196 m ² (2,106 ft ²)	Floor
			ding 2
Offer Under Offer	Under	Under Offer	nd & First Floor
		nated)	ding 3 & 4 (Can be amalgama
			ding 3
er annum 5 spaces	£20,813 pe	148.73 m² (1,601 ft²	nd Floor: 14
			ding 4
er annum 4 spaces	£20,423 pe	146 m ² (1,571 ft ²)	nd Floor
er annum 9 spaces	£41,236 pe	294.73 m² (3,172 ft²	l Ground Floor ding 3 & 4 29
			ding 6 & 7
er annum 15 spaces	£67,678 p	483 m ² (5,206 ft ²)	nd Floor
	£67,678 p	483 m ² (5,206 ft ²)	Floor
er annum 30 spaces	£135,356 p	966 m ² (10,412 ft ²)	
р	£67,678 £135,356	483 m ² (5,206 ft ²) 966 m ² (10,412 ft ²)	Floor

Should you require further information or should you wish to view the office suites, please contact us.

Yours faithfully

Mark A. Clarkson MRICS Eckersley

Preston Office

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Eckersley is an RICS regulated company, registration number: 002286. Eckersley is the trading name of Eckersley Property Limited registered in England and Wales number: 07725178. Registered Address: 25A Winckley Square, Preston PRI 3JJ.