



685 Ormskirk Road

Pemberton, Wigan, WN5 8AQ

£600 PCM



Sapphire Homes are pleased to offer this well maintained Commercial Unit with A1 use. To the rear there is a small W.C. The property has a double glazing, a tasteful and neutral decor and an excellent shop frontage. The shop is a brief walk to the heart of Pemberton and is located in a popular location which also offers close proximity to local amenities and transport links.

Current rateable value (1 April 2023 to present) - £5,800

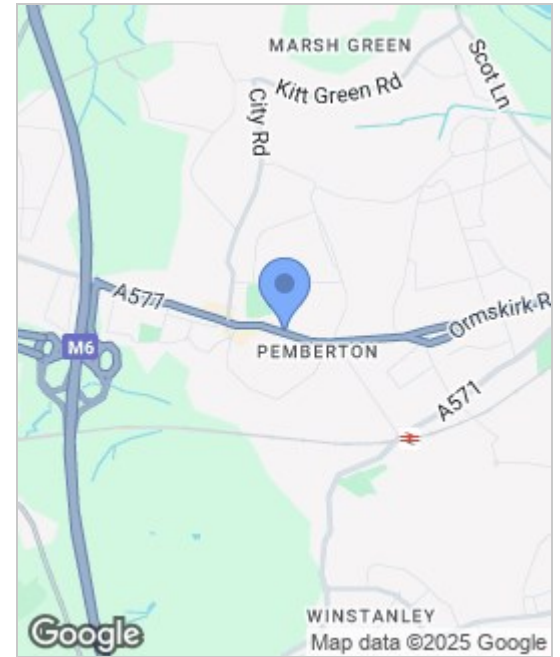


## GROUND FLOOR

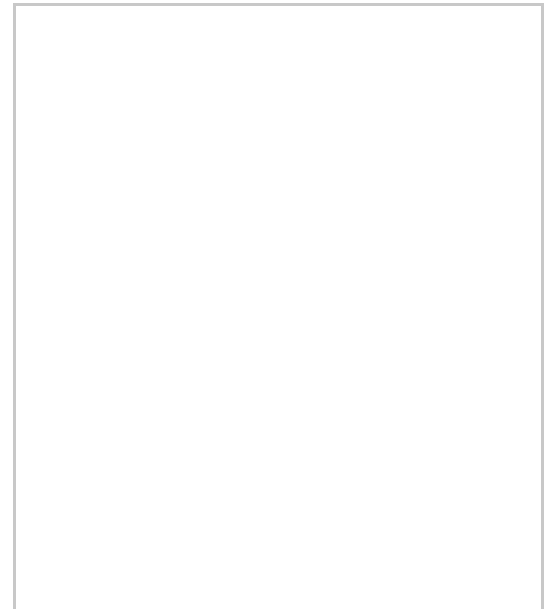
Shop Frontage / Retail Area

W.C.

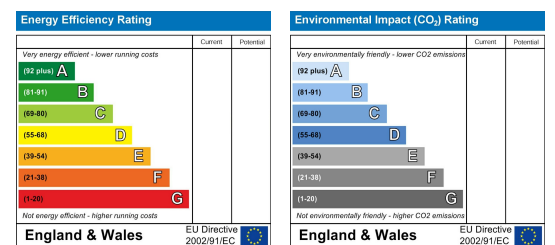
## Area Map



## Floor Plans



## Energy Efficiency Graph



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on the representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation on behalf of the property.

