



## Unit 10 Lightburn Industrial Estate

Ulverston, LA12 7NE

FOR SALE OR TO LET — VERSATILE COMMERCIAL UNIT

Approx. 112 sq m / 1,200 sq ft  
Leasehold with Vacant Possession  
Guide Price: £135,000  
To Let: £12,000 per annum

A purpose-built, self-contained commercial unit offering approximately 112 sq m (1,200 sq ft) of flexible space. Available for sale or to let with vacant possession.

**Offers In The Region Of £135,000**

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[Directions](#)



Floor Plan

Corrie and Co aim to sell your property at the best possible price in the shortest possible time. We have developed a clear marketing strategy to ensure that your property is fully exposed to the local, regional and national market place and we are confident that we can provide a marketing service second to none. Our Sales Team offer:

- Full colour contemporary sales literature with floorplans
- A full programme of local / regional advertising and promotion on the Corrie and Co and Rightmove websites
- 24/7 promotion in our Barrow, Ulverston and Millom offices
- Professional viewing service and prompt feedback
- Experienced, friendly staff
- Eye catching 'For Sale' board

To ensure your move is looked after, we can help you with an Energy Performance Certificate and arrange a free mortgage and finance review. We also provide a competitive No Sale – No Fee conveyancing service with well known and trusted local solicitors. Our valuation and sales advice is impartial, completely free with no obligation.

Unlike many High Street Estate Agency chains, Corrie and Co are wholly independent and can therefore recommend the mortgage and lender that is most suitable for your needs. Our aim is to provide quality advice and expertise at all times so that you can make an informed decision every step of the way.

