



# FOR SALE / TO LET

**DIRECT HOUSE, WINNINGTON AVENUE,  
NORTHWICH, CW8 4EE**

6,782 SQ FT (630 SQ M)

Modern offices with extensive on-site parking



## LOCATION

Direct House is situated fronting Winnington Avenue to the west of Northwich town centre conveniently situated for access to the M6 at Junction 19.

## DESCRIPTION

Single storey detached office premises of brick construction providing the following features:

- Open plan and cellular office accommodation
- Gas central heating throughout
- Perimeter trunking
- Suspended ceilings incorporating recessed lighting
- Comfort cooling cassettes installed
- Ladies, Gents and disabled WC facilities
- 2 kitchens
- Extensive on-site parking to the front and rear

## ACCOMMODATION

6,782 sq ft (630 sq m) approx. net internal

## TERMS

The property is for sale or to let on terms to be agreed. Full details on application.

## PRICE / RENTAL

On application

## RATAEABLE VALUE

The property is currently assessed for rates in a number of parts with a combined rateable value of £21,725.

## VAT

All outgoing are subject to VAT

## VIEWINGS

Strictly by appointment with the sole letting agent JLL

### Richard Wharton

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