



Chartered Surveyors
Commercial Property Agents

OF INTEREST TO OWNER OCCUPIERS, INVESTORS ETC.

558/564 Manchester Road BRADFORD BD5 7LR



FOR SALE

- Valuable Office/Commercial Premises Extending to **170.6 sq m (1837 sq ft)**
- **Rare Freehold Opportunity!**
- Directly Fronting Manchester Road (A641) with On Street Parking Closeby

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1. The particulars are a general outline only for the guidance of intending purchasers or lessees and do not constitute an offer or contract.
2. All descriptions are given in good faith and are believed to be correct but any intending purchasers or lessees should not rely on them as statements of fact and satisfy themselves by inspection or otherwise as to their correctness.
3. None of the building services or service installations have been tested and are not warranted to be in working order.
4. No employee of Sharma Williamson Ltd. has any authority to make or give any representation or warranty whatever in relation to the property.
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6. Energy Performance Certificate – a copy is available to interested parties upon request (where applicable).