hyde
Estate & Letting Agents

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8 Milltown Street, Radcliffe
M26 1WD

£975 Per Calendar Month

Hyde Estates offer this beautifully presented and spacious ground-floor corner retail unit, formerly trading as a nail salon. Offering a versatile multi-room layout, this commercial space is ideally suited for a professional user looking to establish or expand their business in the heart of Radcliffe.







Hyde Estates proudly presents this immaculate and prominent ground floor corner retail unit, formerly operating as a nail salon and perfectly positioned for a professional practice or business seeking a flexible multi-room footprint in central Radcliffe. Spanning approximately 885 square feet, the property enjoys dual-aspect frontages along both Milltown Street and Recan Street. It is located just a short walk from local amenities, Radcliffe Market, and the Metrolink station.

The interior opens into a bright, welcoming retail space enhanced by expansive uPVC double-glazed windows on two sides, high ceilings, and modern inset spotlights. A central hallway leads to four versatile treatment rooms/ offices, one of which includes a fitted kitchen, alongside a secondary kitchenette, a WC, and a dedicated storage room. Complete with gas central heating, this adaptable layout easily accommodates a wide variety of commercial, wellness, or office uses.

Location: Situated on Milltown Street just off Stand Lane and Pilkington Way, the property benefits from excellent commuter and transport links. The surrounding road network provides easy access towards central Radcliffe, as well as the A665 Radcliffe New Road leading directly into Whitefield. Additionally, the location offers convenient connectivity to Bury town centre and Junction 17 of the M60 motorway.

Use Class: Shop and Premises

Dimensions
Front retail area : 21’01”x12’07”
Room 1: 12’x5’11”
Room 2: 11’11”x6’01”
Room 3/kitchen: 11’06”x9’10”
Room 4: 27’01”x9’02”
Storage: 5’5”x5’11”
Kitchenette: 3’3”x3’3”
WC: 9’1”x6’08”
Approx total internal floor area: 82 SQ M / 885 SQ FT

EPC: C

Lease Terms: FRI (Full Repairing and Insuring Lease)

VAT: We understand the property is not currently liable for VAT

Business Rates: For further information, please contact Bury Council’s Business Rates Department on 0161 253 5000

Legal Costs: Each party to bear their own costs.

Viewings: Strictly by appointment. Please contact Hyde Estate & Letting Agents on 0161 773 4583.

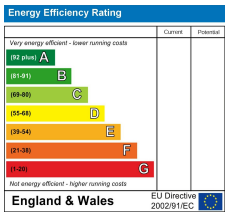


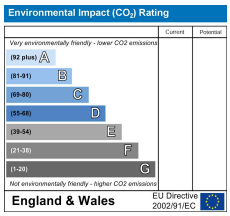












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