



Riverside, Hurstwood Court, New Hall Hey Road, Rossendale, BB4 6HR

The property comprises an attractive 2 storey stone and slate building which adjoins the bank of the river Irwell.

Tenure	To Let
Available Size	5,670 sq ft / 526.76 sq m
Rent	£5,500 per month
Business Rates	Upon Enquiry
EPC Rating	Upon Enquiry

Key Points

- > New key point...
- > Excellent on-site parking
- > Prominent and desirable location
- > Riverside frontage

Description

The property comprises an attractive 2 storey stone and slate building which adjoins the bank of the river Irwell.

The former Riverside Health Club has been used as a gym facility for a number of years, however the property would suit a number of different uses due to its open plan layout.

The main accommodation is arranged over ground and first floors with a bright double height atrium over the reception which provides a large amount of natural light.

The ground floor also currently benefits from 2 large changing facilities which include sauna and steam room. There is an attractive paved picnic area to the rear of the offices overlooking the river and a large wooded landscaped area to the west.

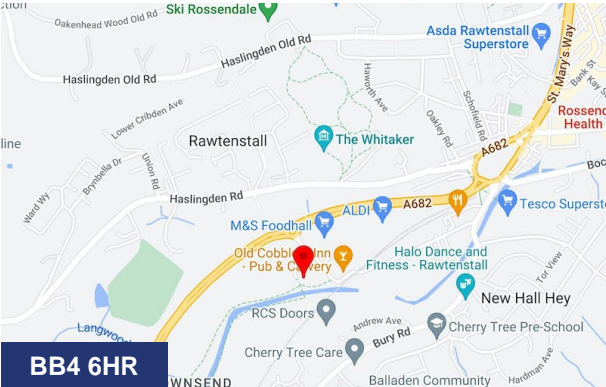
Location

Riverside House, Rawtenstall, is located just off the main A682 and within minutes of the M66 and M65 providing easy access to the busy motorway network and all the region's major towns and cities. The property is immediately adjacent to the New Hall Hey retails park which includes occupiers such as M & S, Aldi, Pets at Home, TK Maxx and Costa Coffee.

Accommodation

The accommodation comprises the following areas:

Name	Sq ft	Rent
Building - Riverside	5,670	£5,500 per month



Viewing & Further Information



Chloe Ellerby
0161 220 1999 | 07718884764
chloe.ellerby@hurstwoodholdings.com

