

RETAIL / F&B UNIT TO LET

Cortland

Colliers Yard, Salford M3 7HD



Savills Manchester

Belvedere,
12 Booth Street Street
Manchester
M2 4AW
savills.co.uk



Location

Cortland is situated in the heart of Greengate, forming part of the Colliers Yard development, an affluent and developing neighbourhood in Salford which benefits from excellent links to Manchester City Centre.

The Cortland development comprises a 51 storey Build-to-Rent tower with 559 apartments above. The commercial units sit at ground floor with neighbouring units occupied by Sainsbury's and Kallos, a Michelin Guided restaurant & wine bar. Nearby occupiers in the wider neighbourhood include Blackfriars, Leo + Roobs, Conni's, Restart Pilates, Asda Express & The Eagle Inn.

Rent

Upon application.

Tenure

A new lease will be available for a term to be agreed.

Rates

Parties are advised to make their own enquiries to verify upcoming rates payable.

Use

The premises are suitable for a variety of commercial uses subject to attaining relevant planning permissions.

Legal Costs

Each party to be responsible for their own legal and professional costs incurred in this transaction.

EPC

A valid EPC for this property can be made available upon request.

Accommodation

The property has two units available arranged over ground floor and benefitting from an open layout and strong floor to ceiling heights. The adjoining units comprise of:

Unit 5:	681 sq ft	63 sq m
Unit 6:	638sq ft	59 sq m



Viewing & further information

Strictly by prior arrangement only with:

Jack Wagland

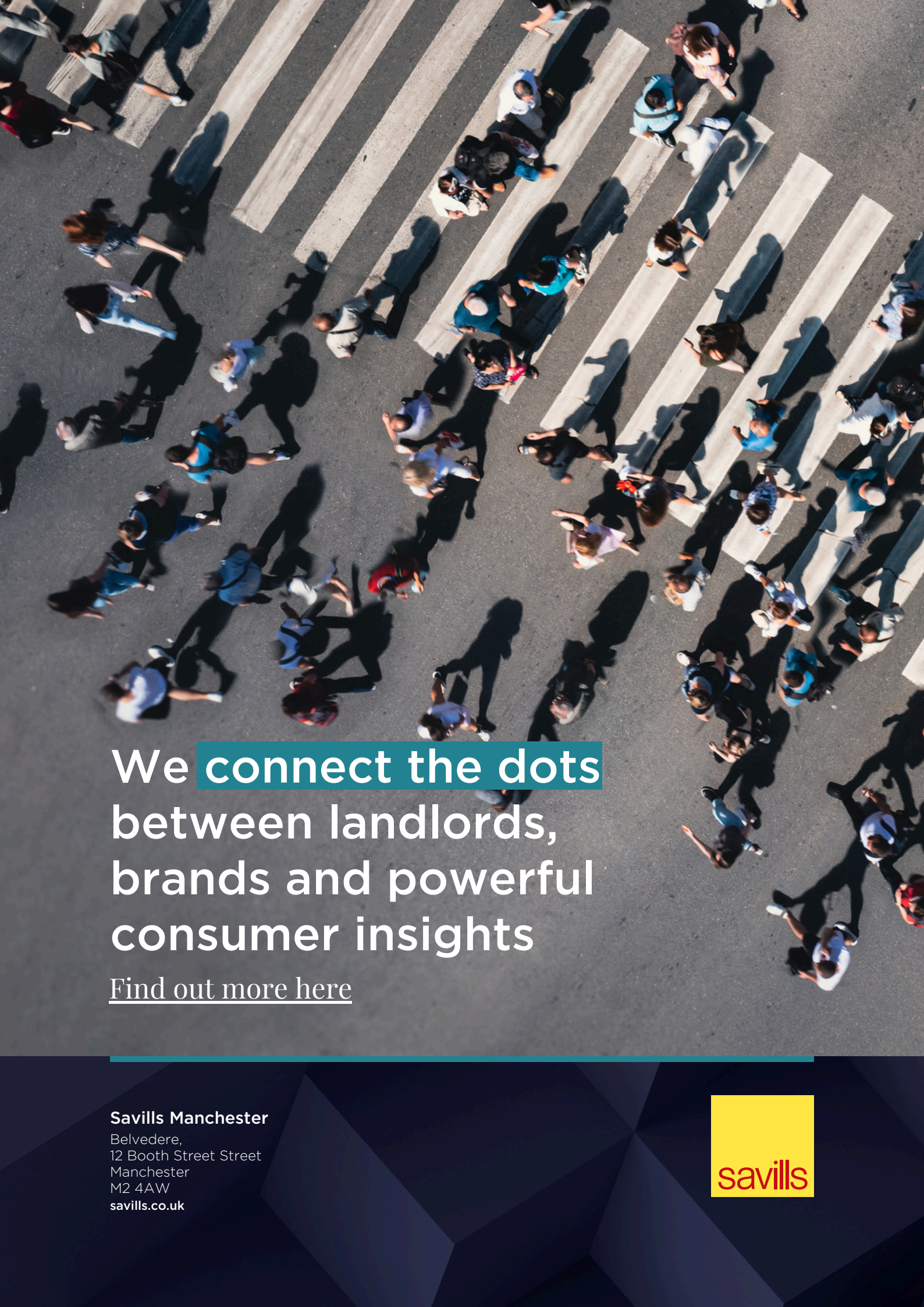
Jack.Wagland@Savills.com
+44 (0) 7816 184 029

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