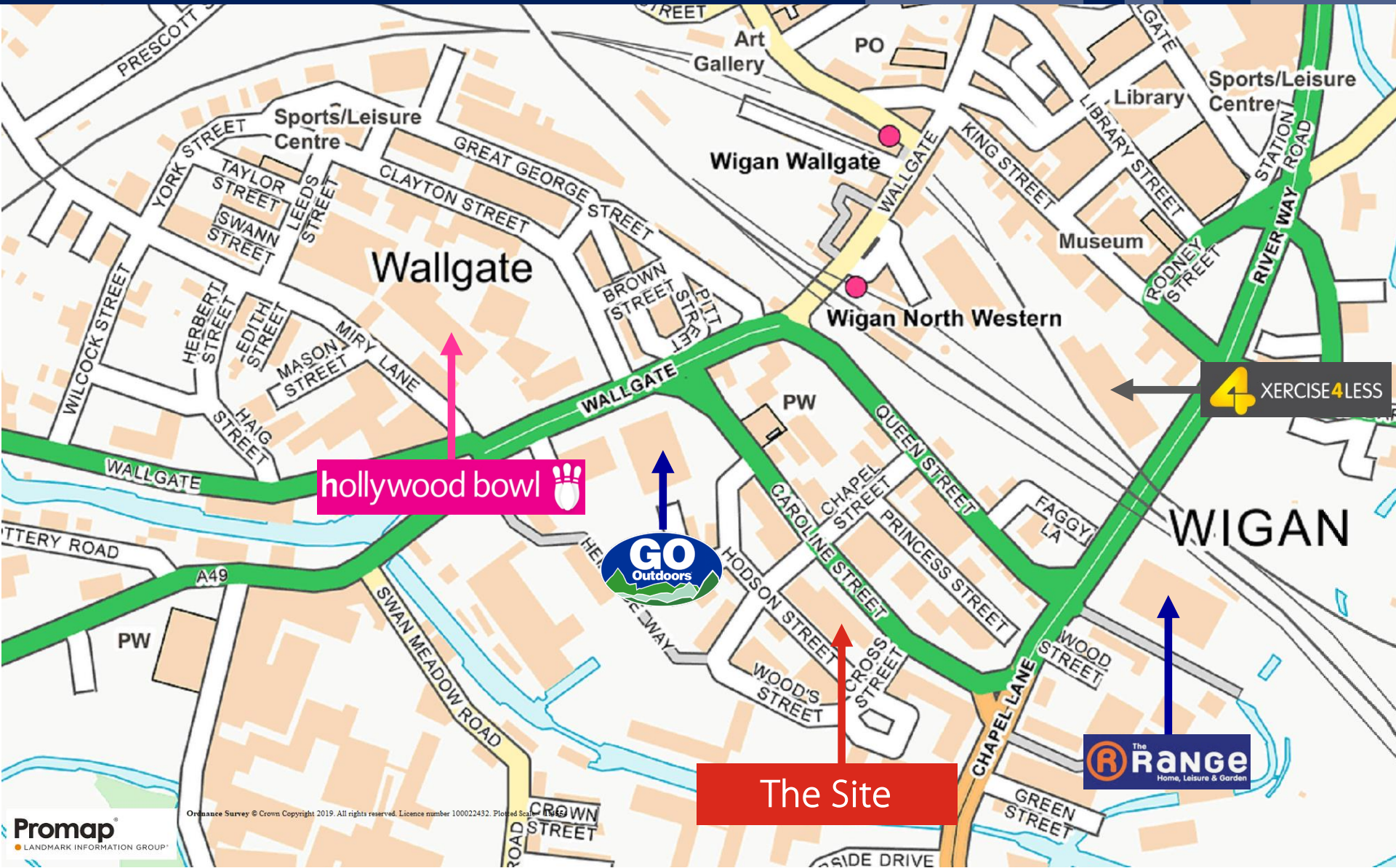




Approximately 18,500 sq ft of retail showrooms on  
1.118 acre freehold site for sale with vacant possession



hollywood bowl 🎳



The Site





**The Site**  
**(1.118 acres)**

## Location

Caroline Street (A49) is conveniently located to the south of the town centre, and only 0.3 miles from Wigan North Western and Wigan Wallgate train stations. The immediate surroundings are predominantly commercial, however, the site could lend itself to a change of use given the proximity to the town centre.

## Description

The site extends to 1.118 acres, and is uniform in shape, with the added advantage of access from Cross Street and St Thomas Street. The buildings, extending to 18,500 sq ft, were formerly occupied by Storey Carpets and Warm Living, however, vacant possession will be provided upon sale of the freehold.

## Planning Consent

The building currently benefits from an A1 retail consent. The site also offers potential for a range of alternative uses, subject to obtaining the necessary planning consent.

## EPC

Available on request.

## Contact

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