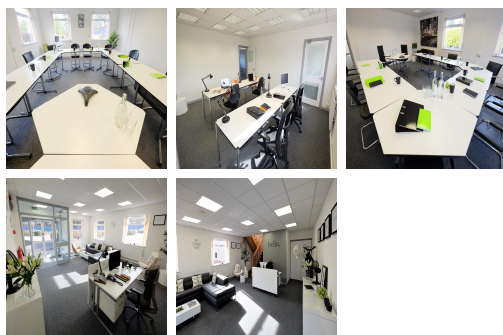


# Serviced Office Space UK

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## Rochdale OL11 2PU



Located just 2.5-miles south of Rochdale this office building is situated within a quiet business location which provides ease of access via car, bus or train. Castleton train station is a 12-minute walk from the office and there are bus stops within 0.5-miles. Castleton Moor is just 0.5-miles away and features many local amenities including cafes, restaurants and shops. Just over two-miles away you will find junction 20 of the M62 which is an excellent transport link to reach Huddersfield along with leading to the M60 which leads to Manchester (which is around 9.4-miles south-west of the premises).

Modern self-contained office accommodation located in Cowm Top Business Park. Detached two-storey building offering modern office suites with a generous reception area to the ground floor, giving an excellent first impression to any visitors. There are multiple good sized offices along with kitchen and toilets on both floors. There is also space available for meetings, conferences and breaks. The building has security alarm, CAT 2 lighting, air conditioning, central heating and 23 allocated parking spaces, which are excellent for those commuting by car. The building is available on a three-year lease.

### transport links

<b>Underground</b>	N/A
<b>Train Station</b>	Rochdale
<b>Road Link</b>	N/A
<b>Airport</b>	Royal Travel

### Leased Spaces

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- **Price** : £1 pcm
- **Min Price** : £1 pcm
- **Min Size** : 4 sq ft
- **Max Size** : 30 sq ft
- **Total Size** : 5885 sq ft
- **Min Term** : 36 mnths