2 MANCHESTER ROAD

CHARMING CHARACTER OFFICES TO LET IN THE HEART OF WILMSLOW

2 MANCHESTER ROAD

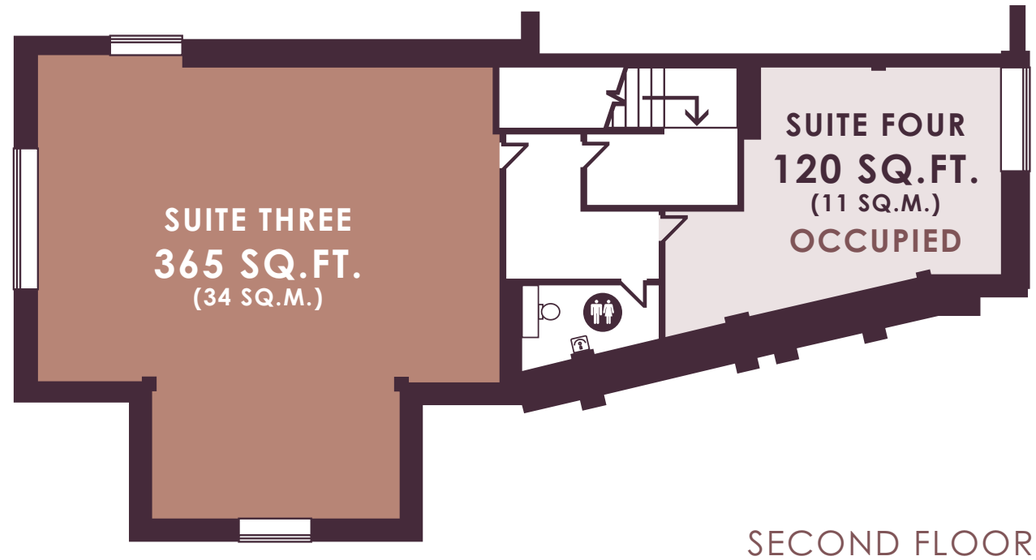
Wilmslow, the vibrant Cheshire town is renowned for its wealth of stylish shops, cafés, trendy bars and quality restaurants.

Local independent eateries include Unico Lounge, Nourish, Juniper, Smoke and Suburban Green. Shoppers have a fantastic choice of retailers along Grove Street, which is located just 100 yards from the building. Convenience stores include Tesco Express, M&S Food, Waitrose, and Sainsbury's.

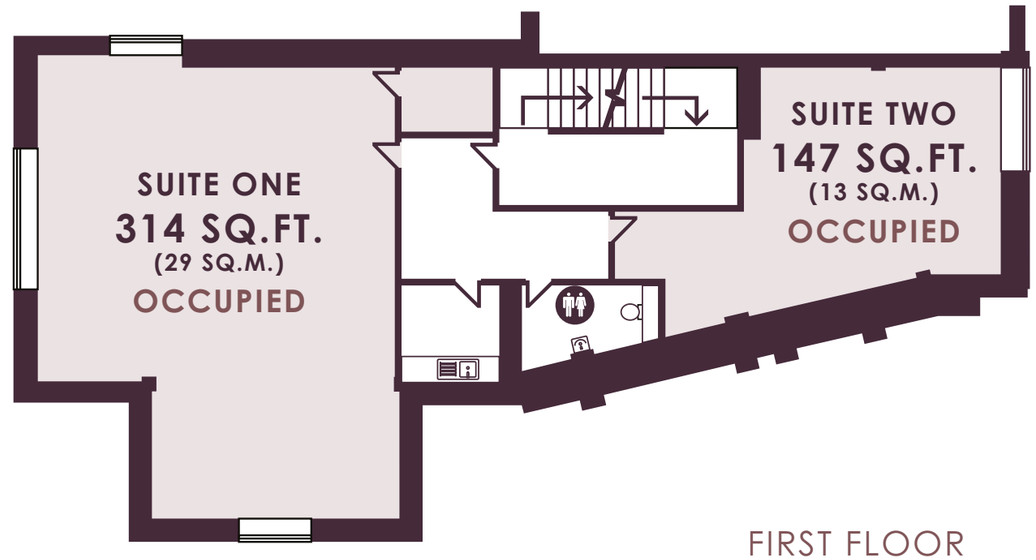
2 Manchester road is only a two minute walk from Wilmslow train station, where regular and direct services run to Stockport, Manchester Piccadilly and London Euston. The M56, M60 and Manchester Airport are only a 10 minute drive away, providing ease of access to surrounding areas.

AVAILABILITY

FLOOR	OFFICE	SQ.FT.	PEOPLE
2	SUITE THREE	365	3-4



SECOND FLOOR



FIRST FLOOR

WILMSLOW: ON YOUR DOORSTEP

The location boasts more than just practical commuting, within walking distance is Wilmslow Leisure Centre which has gym and swimming facilities and an abundance of shops and restaurants, including Gail's Bakery, Smoke, Juniper, Water Lane Cafe, Stolen Lamb all on your doorstep, ensuring a well-rounded and easily accessible environment.

WALKING

2 Manchester Road

- Wilmslow Train Station — 1 Min
- Leisure Centre — 2 Mins
- Waitrose — 3 Mins
- Tesco/Post Office — 4 Mins
- Rex Cinema — 5 Mins
- Cibo — 5 Mins
- Water Lane Cafe — 7 Mins
- Stolen Lamb — 8 Mins
- Gail's Bakery — 9 Mins

10 MINS

DRIVING

2 Manchester Road

- A34 — 2 Mins
- A555 — 5 Mins
- Manchester Airport — 10 Mins
- M60 — 12 Mins
- M56 — 13 Mins
- Manchester City Centre — 25 Mins
- M6 — 28 Mins
- Chester — 50 Mins
- Liverpool — 1 Hour

1 HOUR

TRAIN

Wilmslow

- Alderley Edge — 3 Mins
- Chelford — 7 Mins
- Cheadle Hulme — 7 Mins
- Manchester Airport — 8 Mins
- Stockport — 13 Mins
- Manchester Piccadilly — 27 Mins
- Crewe — 28 Mins
- Stafford — 40 Mins
- London Euston — 1 Hour 55 Mins

2 HOURS

2 MANCHESTER ROAD

WILMSLOW, SK9 1BG

Orbit Developments

01625 588200

orbit-developments.co.uk

Images are for illustrative purposes only and may not represent the exact office space available.

Developer reserves the right to change the scheme in the future. However, the Vendors / Lessors and Agents of intended as a general outline only, for the guidance of prospective purchasers or tenants, and do not constitute the whole or any part of an offer or contract. (2) They cannot guarantee the accuracy of any description, dimension or other details contained in these Particulars and prospective purchasers or tenants should not rely on them as statements of fact or representation, but must satisfy themselves as to the accuracy of such details. (3) No employee of the Agents has any authority to make or give any representation or warranty, or enter into any contract whatsoever in relation to the property (0726)