



£2,687 Per Month PCM
93 Lapwing Lane, Manchester, M20 6UR

TO LET

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Cousins are pleased to present this prominent, commercial building for rent. The property was formerly utilised as a bank and extends over ground floor and basement. It currently has the benefit of A2 (Financial Services) and A1 (Retail) but may be suitable for A3 (Restaurant) subject to planning consent.

West Didsbury is a popular affluent suburb of Manchester located 4 miles south of the City Centre. The West Didsbury Ward has a population of 12,455. Much of the ward is made up of independent bars and restaurants which adds to the appeal of the suburb and enables it to draw on a much wider catchment.

The property is prominently located on the corner of Lapwing Lane and Palantine Road (B5167). Operators in close proximity include Pizza Express, Didsbury Kitchen, Chilli Banana and Didsbury Food & Wine.

Credit References and Deposit

Prospective tenants will be required to complete a credit referencing application payable whether successful or not. Prior to taking occupation of the property you will be required to pay a deposit of 1½ times the monthly rent, the first months rent in advance and an administration fee.

Directions

