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ACKHURST BUSINESS PARK

OFFICE SPACE TO LET



01257 238666



www.ackhurstbusinesspark.co.uk

DESCRIPTION

Ackhurst Business Park is one of Lancashire's premier business destinations, comprising a collection of modern, detached office buildings set within fully maintained landscaped grounds, finished to a high standard to meet the needs of today's occupiers.

Extending to a **total of 83,358 sq ft**, accommodation at Ackhurst Business Park ranges from **flexible office suites** to **fully self-contained ground and first floor buildings**, all accessed via a central entrance. Suite sizes **start from 250 sq ft** and offer generous, flexible layouts that can be configured as open plan or partitioned offices. These spaces benefit from kitchenette and WC facilities, and a variety of **flexible leasing options available**.

The park also offers **self-contained office buildings providing space up to 7,535 sq ft** across ground and first floor accommodation. These high-quality buildings benefit from generous on-site parking and are available by way of lease.

SIZES RANGE FROM 250 - 7,535 SQ FT



KEY FEATURES



**Premier
Business Location**



**Excellent
Nearby Amenities**



**On-Site
Car Parking**



**Kitchen
Facilities**



**Good
Transport Links**



**Overnight & Weekend
On-Site Security**



Ackhurst Business Park

Foxhole Road, Chorley, Lancashire, PR7 1NY

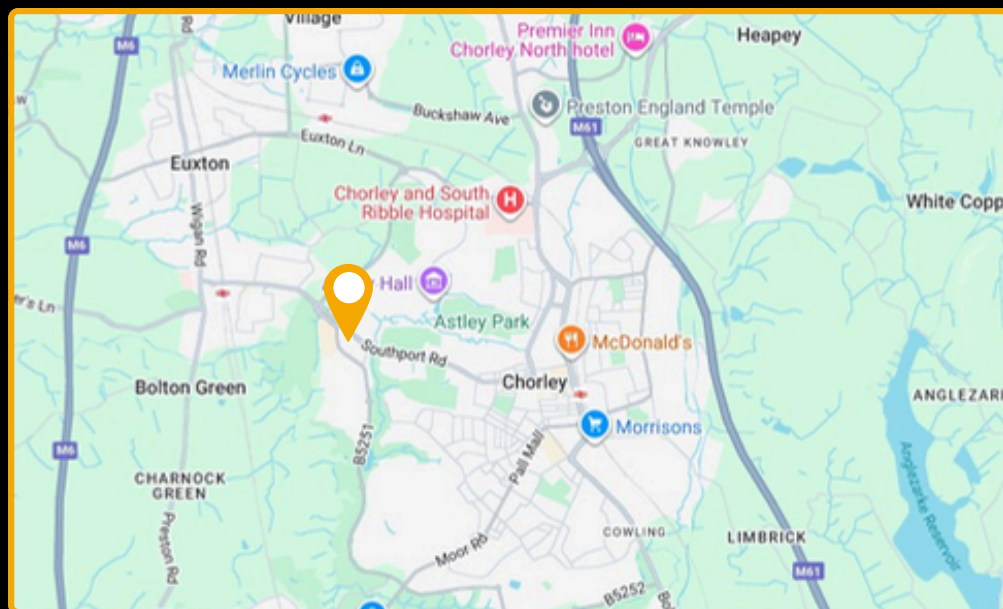
BUILDINGS KEY:

1 Lynton House	5 Sandringham House	9 Blenheim House	13 Lancaster House
2 Conway House	6 Chatsworth House	10 Lincoln House	14 Stirling House
3 Balmoral House	7 Wilton House	11 Rochester House	15 Levens House
4 Windsor House	8 Kensington House	12 Arundel House	16 York House

LOCATION

Ackhurst Business Park occupies a highly sought-after location within one of Chorley's principal commercial areas. Just one mile from Chorley town centre and strategically positioned at the heart of the North West motorway network, the park provides excellent connectivity across the region and the wider UK. Chorley and Euxton railway stations are both within a one-mile radius, offering direct services to Manchester and connections to the West Coast Main Line.

Occupiers will also benefit from a range of nearby amenities, including a Tesco superstore, McDonalds and Astley Park, all within close proximity to the business park.



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Current Availability









An overhead, top-down view of four people sitting around a white table, engaged in collaborative work. The people are seen from the chest down, with their hands and arms visible. They are using various tools: two laptops (one silver, one rose gold), several notebooks (one green, one white, one brown), and pens. The person at the top right is pointing at a notebook. The person at the top left is writing in a notebook. The person at the bottom right is writing in a notebook. The person at the bottom left is also writing. The table is clean and white, providing a clear workspace. The overall atmosphere is professional and collaborative.

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TO SUPPORT YOUR JOURNEY**







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£350

Occupier Referral Offer

Any occupier referring a new customer to us will receive a **£350** introduction incentive on completion of the new lease or tenancy agreement*

*Terms and Conditions apply





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