

NEIGHBOUR- HOOD.

Moor Lane, Bolton

A unique opportunity for your business to join a new, thriving community in the heart of Bolton.

- A selection of Ground Floor units from 50 sq m to 155.5 sq m
- Flexible Terms
- Opposite the new Elizabeth Park and Bolton Market
- Adjacent to Bolton Town Hall and Le Mans Crescent
- Located in a vibrant development with landscaped public realm and new homes including 44 three bedroom townhouses and 174 apartments



THE OFFER

NEIGHBOUR-
HOOD.



Interest in our ground floor retail/leisure units at Neighbourhood Moor Lane has been excellent. There are only six spaces available!

Don't miss out on your opportunity to join a community of over 200 new homes and take advantage of the footfall from Bolton Indoor Market.



Disclaimer - Only for illustration purposes only



Location

Located in the heart of Bolton town centre



Drive

Easy access to both M61 and M62 motorways



Bus

Numerous bus routes connect the scheme to the rest of Bolton and the North West



Train

7 minute walk to Bolton Train Station with 16 minute services to Manchester City Centre, and direct services to The Lake District



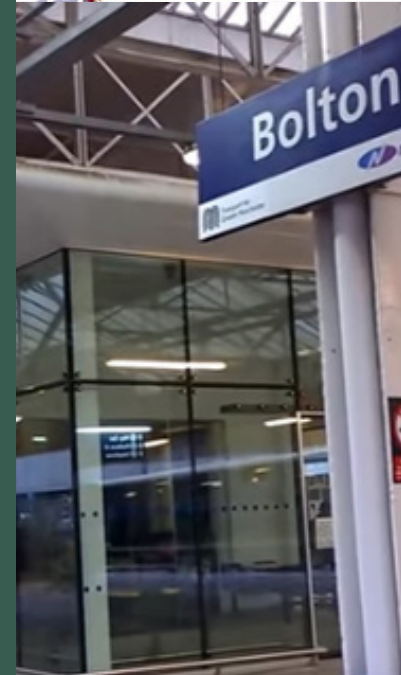
Leisure and retail

Bolton Indoor Market
Market Place Shopping Centre
Octagon Theatre



Events

Bolton Food & Drink Festival
Christmas Markets
Bolton Wanderers FC
Iron Man UK



LOCATION

Bolton has firmly established itself as a thriving town centre full of independent retailers



NEIGHBOUR-
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An architectural rendering of a city development project. The scene shows a mix of new and existing buildings. In the foreground, a large, multi-story brick building with many windows is prominent. To its right, a street labeled 'Black Horse Street' runs diagonally. Behind the brick building, there's a cluster of smaller, multi-story buildings, some with flat roofs and others with gabled roofs. Further back, more buildings are visible, some with green roofs. The area is interspersed with green spaces, trees, and pedestrian paths. Two dark green rectangular boxes with white text are overlaid on the image, identifying specific blocks. The overall style is a detailed line drawing with selective color (bricks, greenery, and the text boxes).

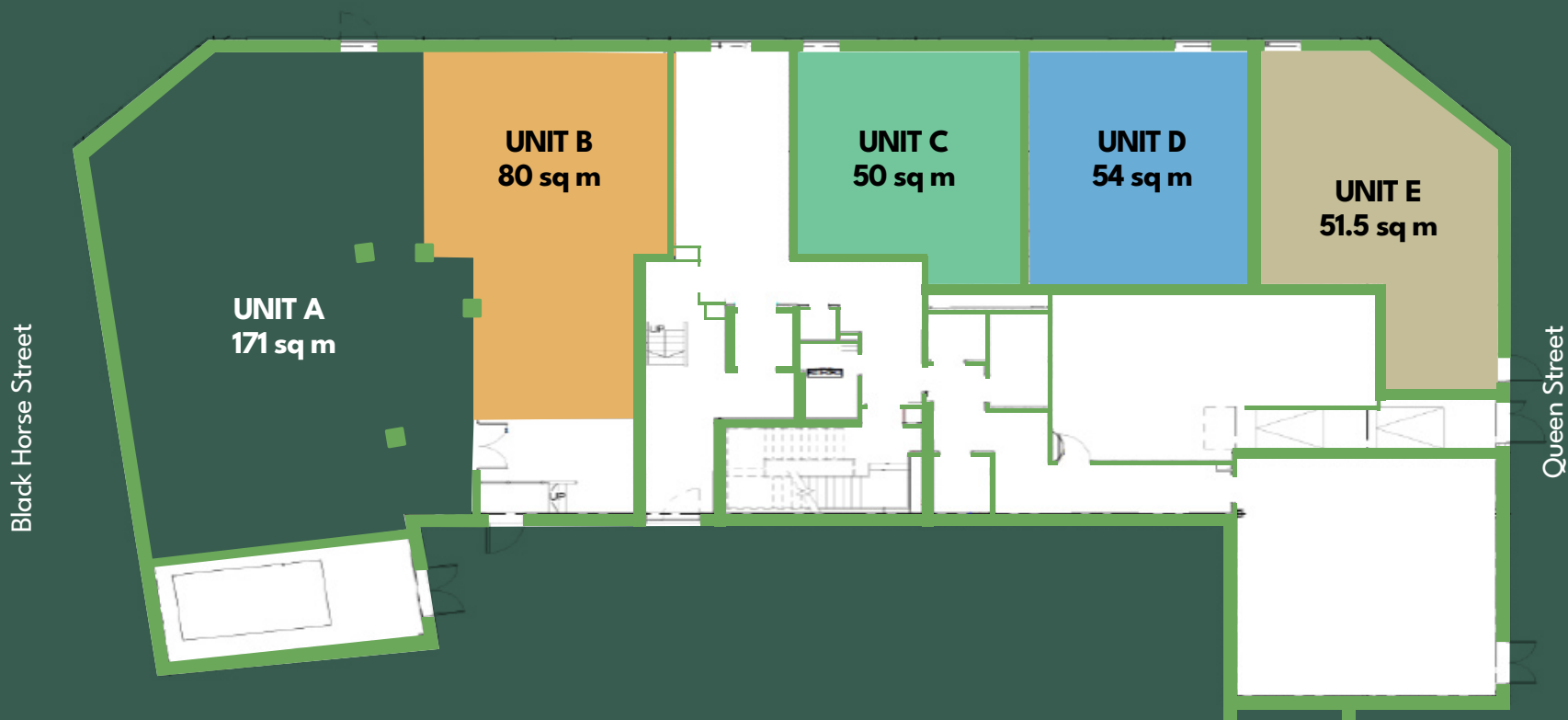
BLOCK 4
(ELIZABETH PARK)

BLOCK 3
(CHEADLE SQUARE)

Black Horse Street

BLOCK 3

Cheadle Square



BLOCK 3



UNIT A - 171 sq m

- Shell & Core
- Connections to electricity, water, drainage.
- Ready for tenant's fitout



UNIT B - 80 sq m

- Shell & Core
- Connections to electricity, water, drainage
- Ready for tenant's fitout



UNIT C - 50 sq m

- Shell & Core
- Connections to electricity, water, drainage
- Ready for tenant's fitout



UNIT D - 54 sq m

- Shell & Core
- Connections to electricity, water, drainage.
- Ready for tenant's fitout

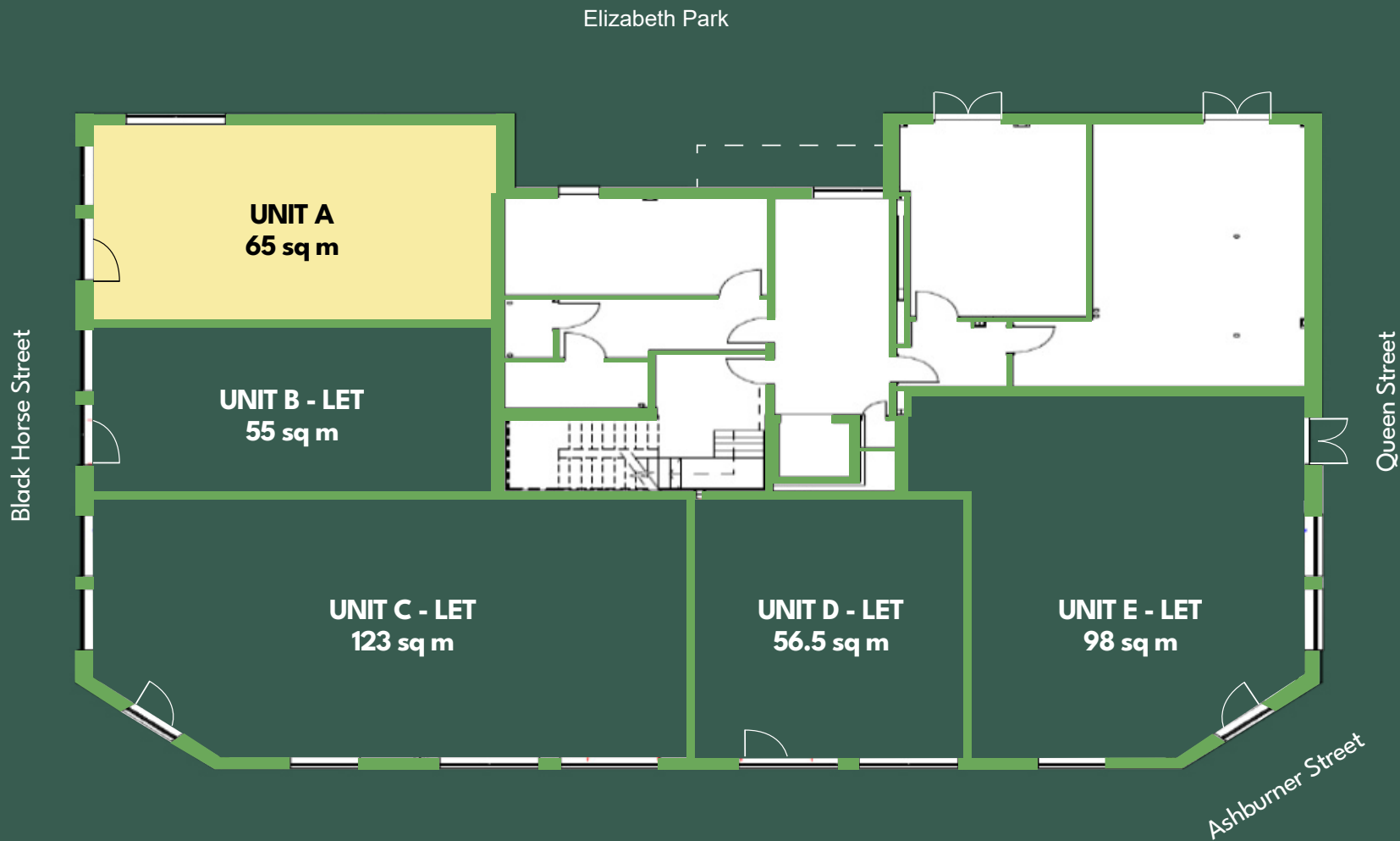


UNIT E - 51.5 sq m

- Shell & Core
- Connections to electricity, water, drainage.
- Ready for tenant's fitout

All available units on the scheme benefit from street frontage and full height glazed frontage. Black & White signage on all fronts with a 'tell your story' light box.

BLOCK 4



BLOCK 4



UNIT A - 65 sq m

- Shell & Core
- Connections to electricity, water, drainage & gas
- Ready for tenant's fitout



UNIT B - 55 sq m

- Shell & Core
- Connections to electricity, water, drainage & gas
- Ready for tenant's fitout



UNIT C - 123 sq m

- Shell & Core
- Connections to electricity, water, drainage & gas
- Ready for tenant's fitout



UNIT D - 56.5 sq m

- Shell & Core
- Connections to electricity, water, drainage & gas
- Ready for tenant's fitout



UNIT E - 98 sq m

- Shell & Core
- Connections to electricity, water, drainage & gas
- Ready for tenant's fitout

All available units on the scheme benefit from street frontage and full height glazed frontage. Black & White signage on all fronts with a 'tell your story' light box.



Unit 4, Royal Mills,
17 Redhill Street
Ancoats, Manchester
M4 5BA



This brochure is intended to give general information about properties which we have built or are building to assist potential customers who may be interested in acquiring one of those properties (subject to contract and availability). We take reasonable steps to ensure that information is correct at the time of going to print but you should not rely on it. Certain information is approximate and designs, features, and facilities planned to be provided can often change during the development (for example, in response to market conditions or ground conditions).

INDIVIDUAL PLOT VARIATION: The designs show the overall style of the development, but elevational treatments may vary between plots in orientation, architectural detail and in the construction, materials used externally and internally. These variations are designed to promote individuality and, in turn, to create a quality living environment. Our sales staff will be pleased to advise on the treatment specified for each individual plot. Please note that window, door, balcony and terrace configurations may vary depending on plot.

SITE PLAN: Site layout, design, features, and facilities are subject to change during the development and may vary on completion.

PHASES: The development forms part of a wider regeneration project.

IMAGES: Computer generated images and artists' impressions are intended to give an artist's impression of the design, based on information available to the artist at the time the image is created. They are not intended to be an accurate description of any specific property, its location, or the surrounding area. We do sometimes need to make changes to designs, finishes and features during the development and appearance may vary on completion. Images showing views are based on the site at the time the image is produced. Please note that landscapes change and a view which is unrestricted now may be restricted in the future. We do not control adjoining or surrounding land.

FLOOR PLANS: Floor plan measurements are taken from the architects' drawings and may differ in the as-built property. Please note the seller may need to make adjustments to the boundaries of the property but these will not significantly alter its area and the seller will notify the buyer of such adjustments. Maximum dimensions may include sloping ceilings, pillars, window bays, fitted wardrobes and other features. Floor plans and layouts should not therefore be used for purchasing items such as furniture or carpets. Kitchen and bathroom layouts may differ from those shown.

SPECIFICATIONS: We reserve the right to change specifications from time to time. We may need to substitute appliances, materials and equipment mentioned in this brochure but we will seek to ensure that the replacement is of similar quality. Please contact our marketing suite for the latest information on specification.

JOURNEY TIMES: Journey times to and from the property are taken from publicly available sources, are approximate and are subject to change from time to time (for example, if timetables or available transport options change). Information is for guidance only and you should make your own independent enquiries as appropriate. All images, copy, design layout and brand name trademark are the property of Step Place or their licensors. Any unauthorised copying by third parties is not permissible without prior consent.