



The EBL Centre is a bespoke-built development of 19 self-contained industrial and trade centre units in one of Runcorn's prime commercial locations - just minutes from all the amenities of Runcorn town centre, and even closer to Runcorn railway station.

The units, ranging in size from 850 to 1850 square feet, have been planned so that mezzanine floors can be added if required. Washroom and kitchen facilities come as standard in each unit, as do three-phase electricity and gas supplies, large exterior doors for vehicle access, and a personnel door.

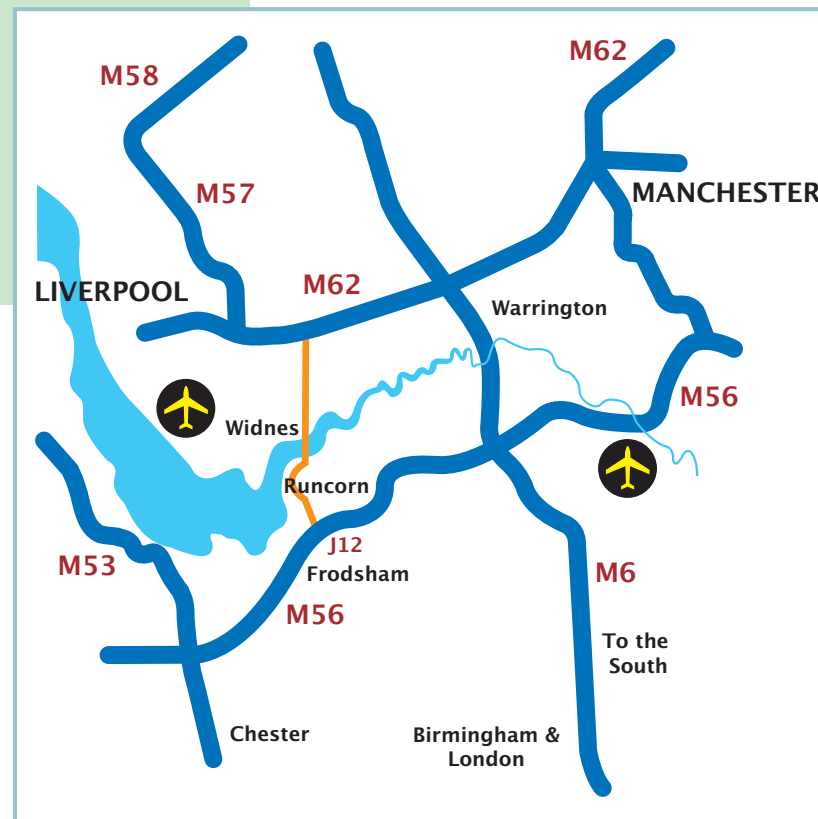
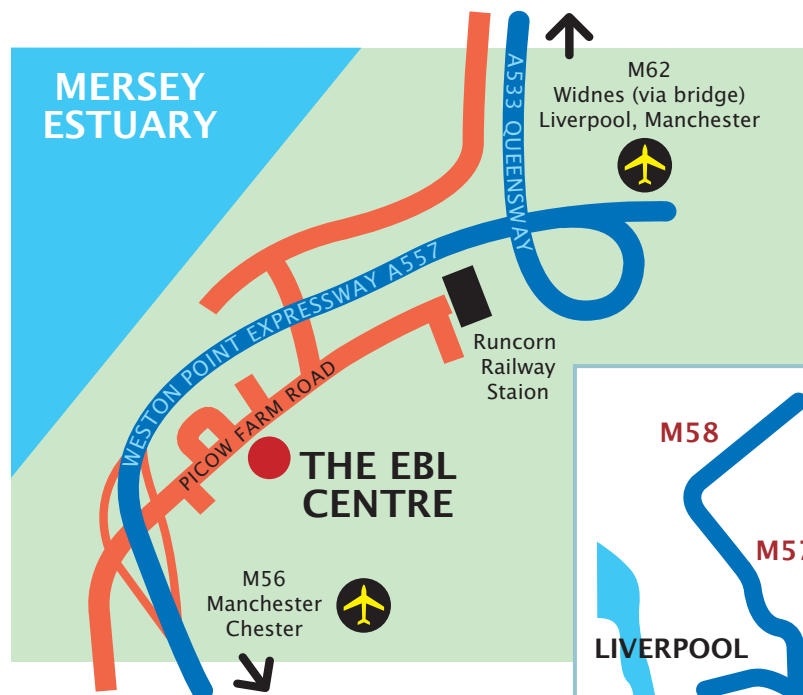
The landscaped development - with generous parking provision - has security barriers at both entrance and exit on Picow Farm Road, and is constantly under surveillance by CCTV cameras for added peace-of-mind.

Units at the EBL Centre are available to buy or rent. Several were snapped up at the planning stage as buy to let investments - an ideal "pension scheme" and long-term savings plan.

As the name suggests, The EBL Centre is a new development by the award-winning Halton-based EBL Group of construction companies, well-known throughout the region for its high quality standards in commercial, industrial and residential building.







### A PRIME LOCATION

The EBL Centre is just minutes from Runcorn town centre with its modern shopping, entertainment and dining facilities. Even closer is Runcorn's mainline railway station. Within a few minutes' drive along the area's Expressways are junctions for both the M56 and M62 motorways, giving quick and easy access to Manchester, Liverpool and Chester, and the North West of England's two main international airports.

WA7 4UA



A brand new development of high quality, affordable, self-contained workshop and trade centre units in one of

# HALTON'S

prime commercial locations in Picow Farm Road, RUNCORN



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# FOR SALE OR TO LET