



Whittle Lane,
Heywood OL10 2SX

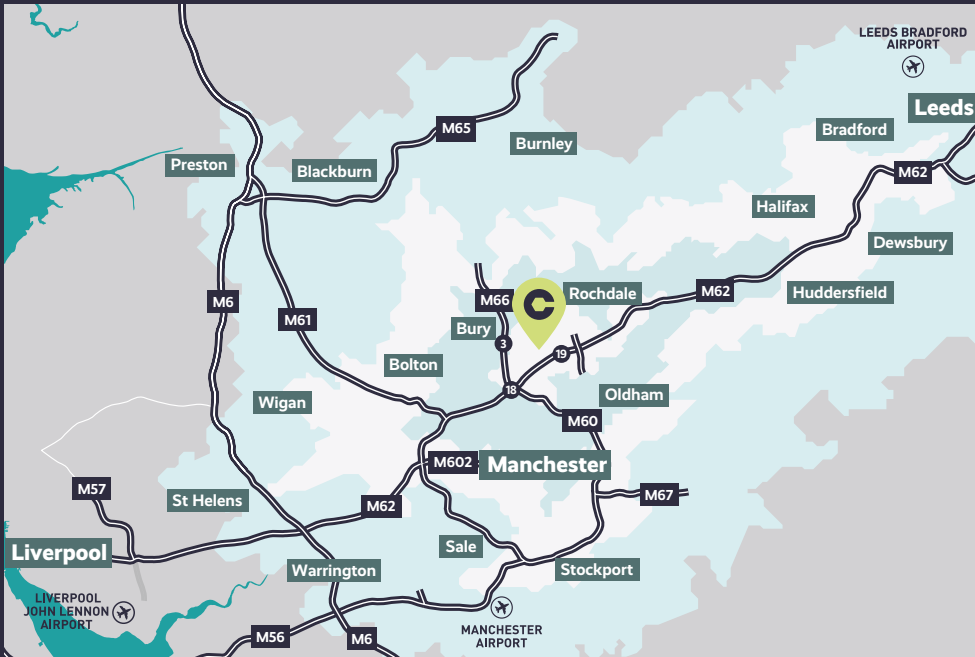
To let Unit L1 / L2
Refurbished industrial/warehouse unit
13,804 – 27,607 sq ft



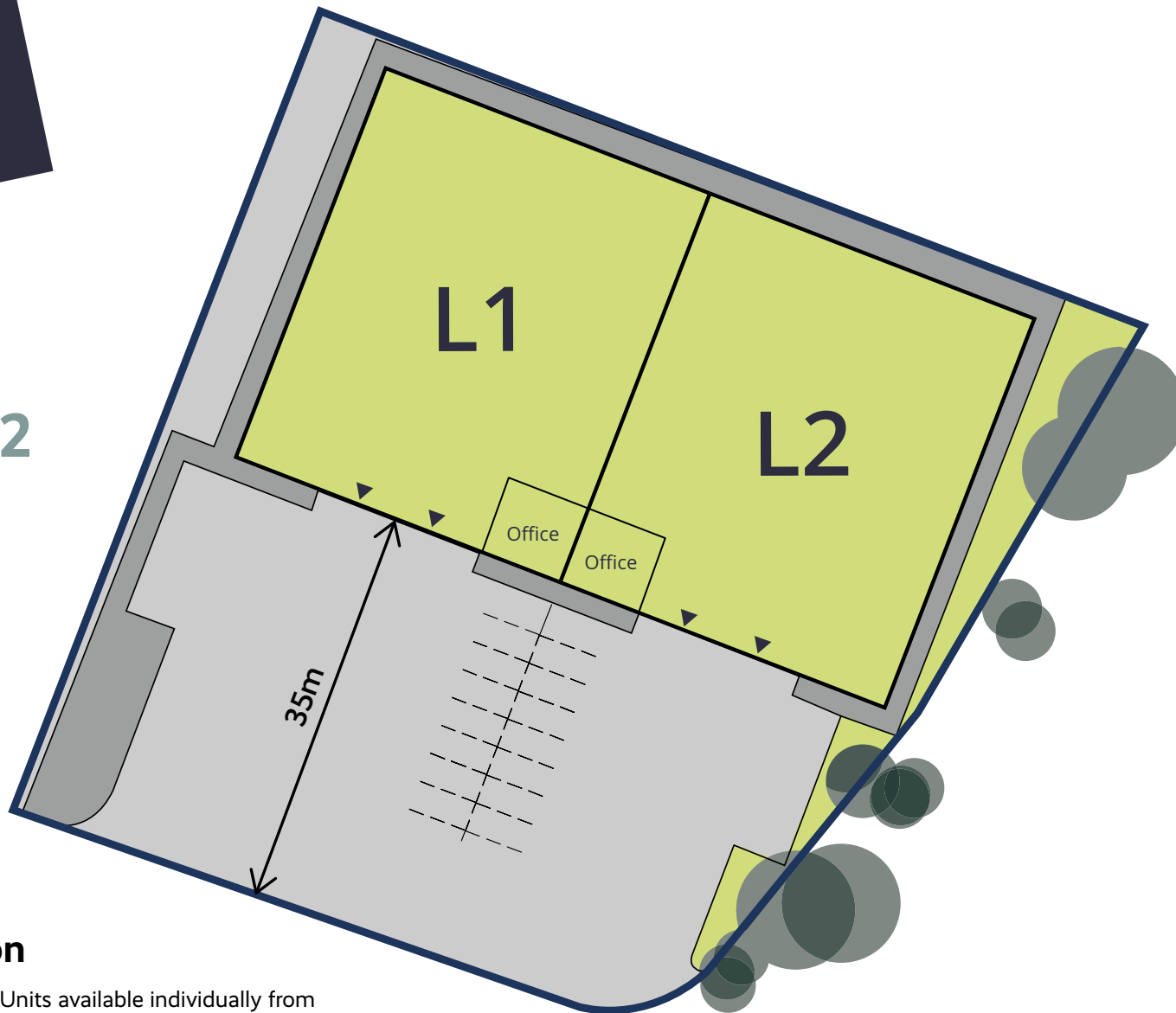
Chancerygate

Strategic locations. Sustainable buildings.

Birch Business Park is strategically located in Heywood close to the M62, M60 and M66 perfectly suited for industrial and logistics occupiers looking to serve the Manchester conurbation and wider North West and Northern Regions. Access to the site is via either J3 of the M66 or J19 of the M62.



Unit L1, L2



Accommodation

All areas are approximate. Units available individually from 13,804 sq ft or as a whole.

		Sq M	Sq Ft
Unit L1 and L2	Ground	2,435.63	26,217
	First	129.15	1,390
		2,564.78	27,607



4 level
access doors



35m
yard depth



Generous
parking



60 KVA power per
unit (160 KVA total
available)

Unit L1 / L2

13,804 – 27,607 sq ft

To undergo internal refurbishment, Units L1/L2 are modern adjoining single-storey warehouse/industrial units with high-quality office accommodation.

To undergo internal refurbishment



Occupiers include:



Refurbished



24/7
access



8.5m
Eaves



LED
lighting



Office
accommodation



EPC
A rating



Secure
business park



24hr on site
security



Bury

J3

Pilsworth Road

M66

Atom Valley / Northern Gateway

M62

Simister Island

M60

Moss Hall Road

Pilsworth Road

M62

Birch Services

Birch
BUSINESS PARK

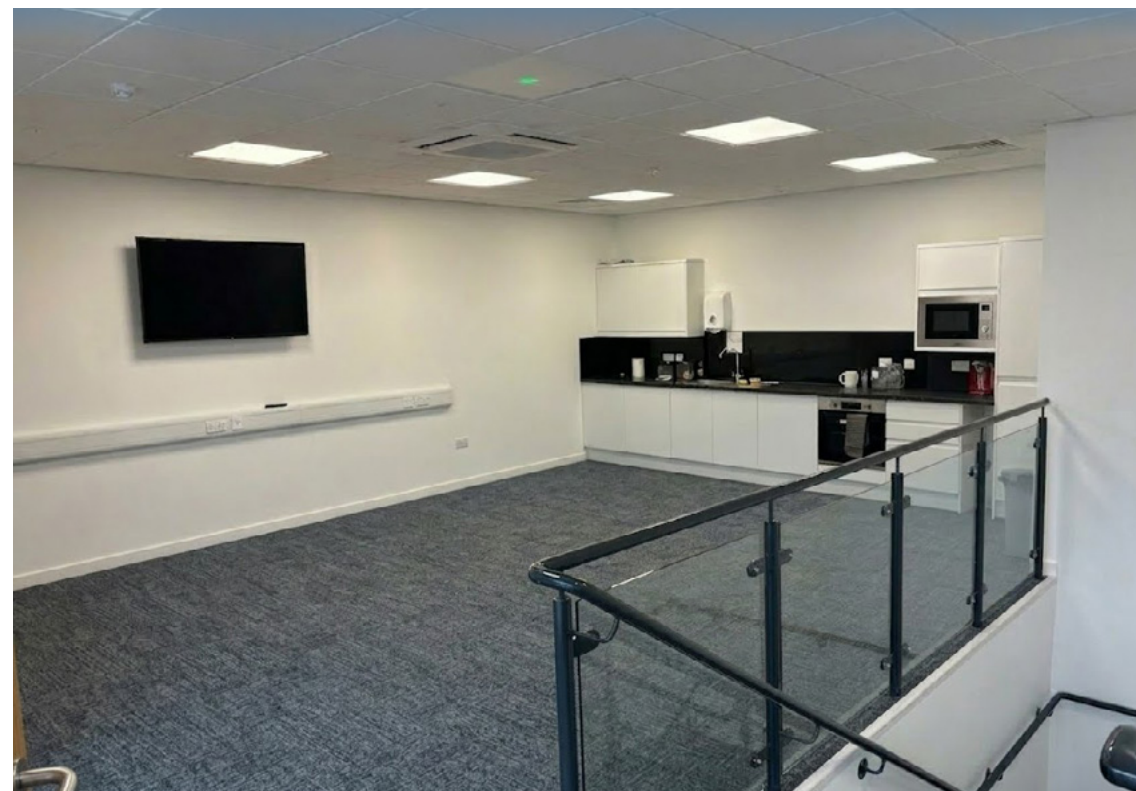
Atom Valley / Northern Gateway

Hareshill Road

Queen Elizabeth II Way

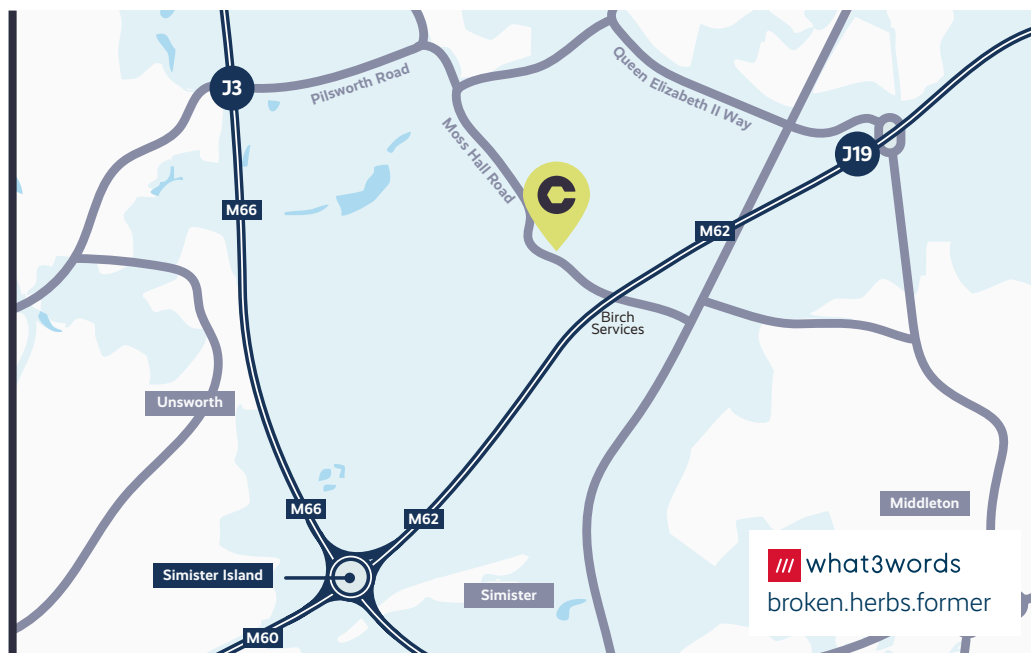
M62

J19



Right spaces. Right places.

**Birch Business Park,
Whittle Lane, Heywood OL10 2SX**



Road	Distance (miles)
M66 (J3)	1.6
M62 (J19)	2.8
M60 (Simister Island)	3.8
Town	
Heywood	2.4
Rochdale	7
Manchester	9
Leeds	38
Liverpool	40

Airport	Distance (miles)
Manchester	24
Rail	
Manchester Piccadilly	9
Stockport	14

birchbusinesspark.co.uk

Terms available on request



Will Kenyon
07802 869279
will@b8re.com
Anthony Mellor
07794 757939
anthony@b8re.com



Sam Royle
07793 808264
s.royle@box4realestate.co.uk
James Goode
07891 810260
j.goode@box4realestate.co.uk

Misrepresentation Act 1967. Every care has been taken in the preparation of these details, however any intending occupier should satisfy themselves of the correctness of each statement contained herein. They are expressly excluded from any contract. All measurements and distances are approximate. VAT may be applicable to rent/price quoted. All acquiring parties will be required to submit formal documentation to meet anti money laundering regulations. February 2026