CROMWELL PARK

Bredbury SK6 2RY

For sale/to let

9 new industrial/warehouse units

2,293 - 59,525 sq ft

Chancerygate

Strategic locations.
Sustainable buildings.

Bredbury Industrial Estate is South Manchester's leading industrial hub, home to major occupiers such as Allied Bakeries, FedEx, Robinsons Brewery, and Renold Chain. It offers excellent connectivity, located just 0.8 miles from Junction 25 of the M60 Orbital Motorway and only 3 miles from Stockport Town Centre.

ROBINSONS
TOOLSTATION
SCREWFIX
J25
A6107
Westshield
DEXL
RENOLD
JEWSON
BENCHMARX
Kitchens and Joinery
Cromwell Trading Estate
FedEx
YESSS
ELECTRICAL
ALLIED BAKERIES
M60

5
6
7 8
9

Accommodation

All areas are approximate on a GEA (Gross External Area) sq ft basis.

Unit	Ground floor	First floor	Total
1	18,988	3,014	**22,002**
2	15,489	2,659	**18,148**
3	7,190	1,399	**8,589**
4	8,999	1,787	**10,786**
5	2,013	872	**2,885**

Unit	Ground floor	First floor	Total
6	1,711	743	**2,454**
7	1,755	764	**2,519**
8	1,593	700	**2,293**
9	1,711	743	**2,454**
		Total	**72,130**

Largest combined area: 59,525 sq ft (units 1-4)

Industrial & warehouse
2,293 up to 59,525 sq ft

All units are fully fitted to a Grade A specification.

On site Q2 2026

- 37.5kN sq m floor loading
- 6.5-10m minimum clear internal height
- Ability to combine units
- Electric loading doors
- Fitted reception units 1-4
- Comfort cooling/ heating
- Lift units 1-4
- Private gated yard unit 1
- Kitchenette units 1-4
- Fitted first floor offices
- EV charging
- Air source heat pumps
- Photovoltaic panels
- Secure industrial park
- WCs and shower facilities
- Generous parking facilities

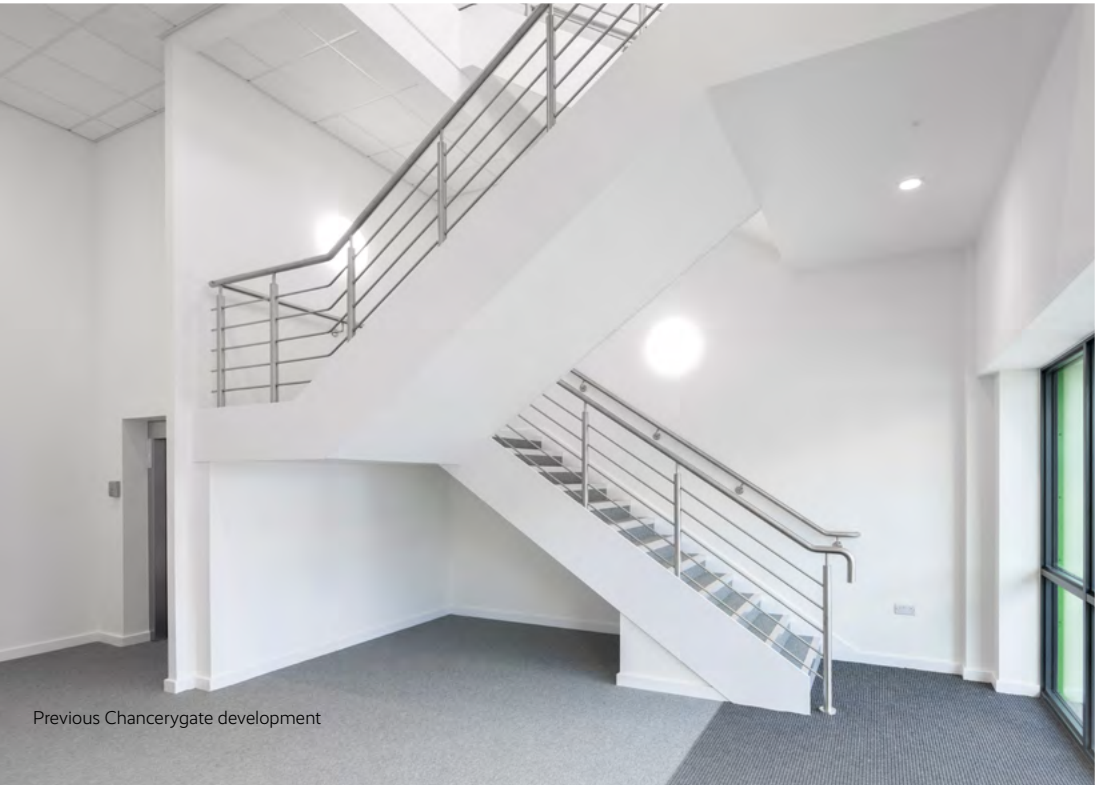
CGI units 1-3

Previous Chancerygate development

CGI of unit 1

Previous Chancerygate development

Previous Chancerygate development



Previous Chancerygate development

Previous Chancerygate development

Sustainable approach.
Positive impact.

Previous Chancerygate development

We take a forward-thinking approach to minimise our impact on the environment, from design and construction through to operation. Working with leading sustainability consultants, Chancerygate embraces the latest technologies and methods to achieve future-proof solutions.

Green initiatives at Cromwell Park include:

- Solar PV panels on all units*
- High performance insulated cladding and roof materials
- Highly efficient LED lighting
- Air source heat pumps to all units
- Low air permeability design
- Electric vehicle charging points
- 15% warehouse roof lights increasing natural day light
- Secure cycle parking

*Potential savings of up to £0.25 per sq ft per annum through use of PVs based on using current energy prices as of December 2025 and assuming 100% PV generation is used on site.

Right spaces.
Right places.

Castle Hill Road, Bredbury SK6 2RY

Road	Distance (miles)
M60 (J25)	0.8
Bredbury Town Centre	1.5
Stockport Town Centre	3
Manchester City Centre (via A57)	8.3

Airport	Distance (miles)
Manchester Airport	9.5

Rail	
Bredbury Train Station	1.4
Stockport Station	3

cromwellparkbredbury.co.uk

Contact agents to find out more

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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. March 2026 | 252373.03/26

Chancerygate

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