

A photograph of the exterior of a three-story brick building with large glass windows. The building is identified as Grove Chambers. The text 'GROVE CHAMBERS' is overlaid in large white letters. Below it, the address 'GREEN LANE WILMSLOW SK9 1DU' is written in smaller white letters. The foreground shows a paved area with some greenery and a metal grate.

# GROVE CHAMBERS

GREEN LANE WILMSLOW SK9 1DU





# Office space **WITH** CONVENIENCE



# GROVE CHAMBERS

Located in a prominent position on Alderley Road, Grove Chambers is centrally located between Wilmslow rail station and the town centre amenity, which boasts independent and high-quality cafés, restaurants and eateries.

The workspace benefits from the following specification:

- 24-hour secure access control system
- 8-person passenger lift
- Air-conditioning
- Allocated parking
- Raised floors
- Disabled WC at ground floor
- Kitchen

## AVAILABILITY

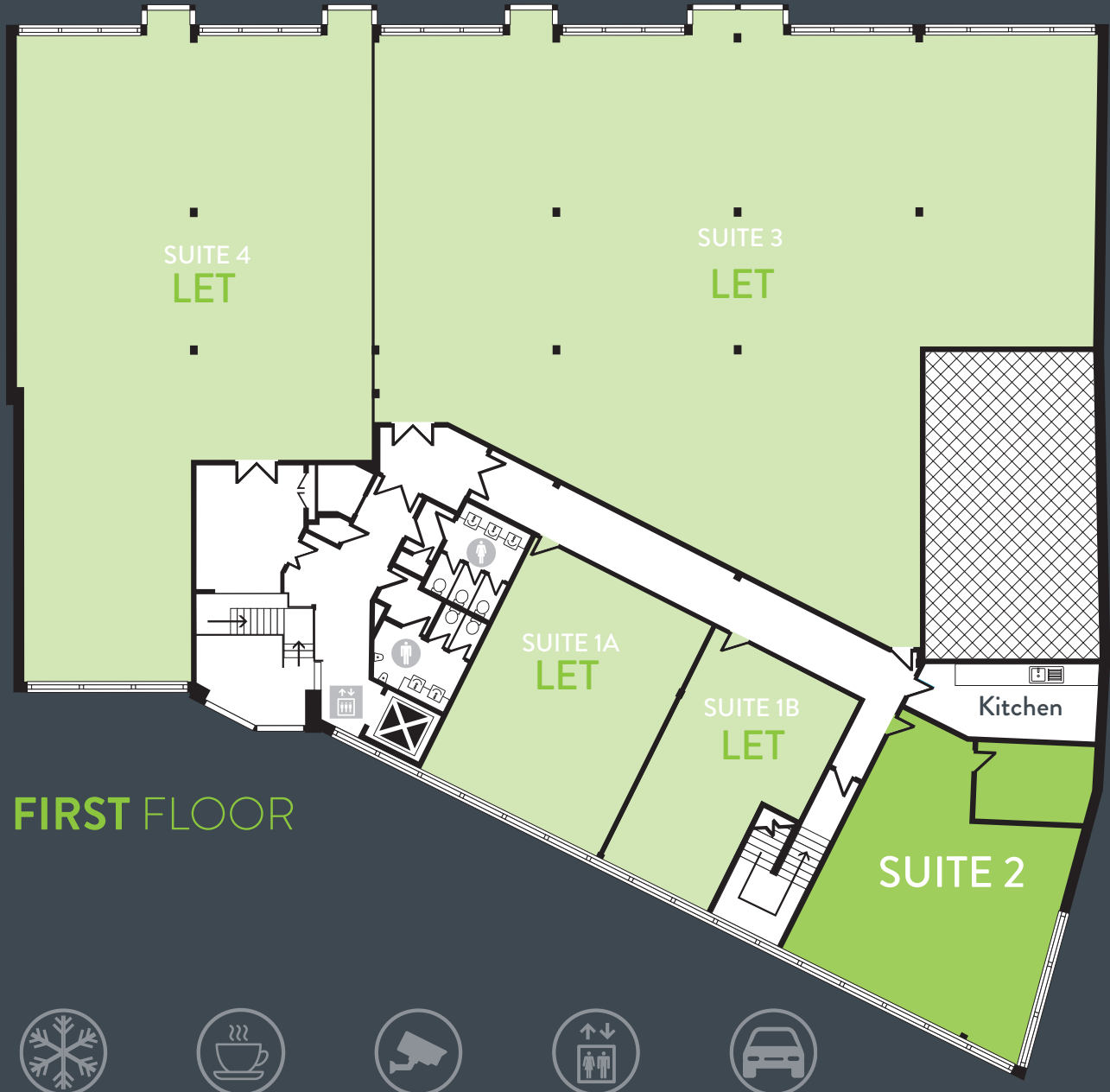
SUITE 1A LET

SUITE 1B LET

SUITE 2 861 sq ft (80sq m)

SUITE 3 LET

SUITE 4 LET



## FIRST FLOOR







# ABUNDANT

## local

## AMENITIES



Situated in the Cheshire town of Wilmslow, Grove Chambers benefits from a vast number of amenities on its doorstep.

Convenience stores such as Tesco Express, Sainsbury's and Waitrose are within walking distance alongside cafés like Casa Italia, Caffè Nero and Starbucks.

Local bars and restaurants include Thai restaurant Chilli Banana, Italian restaurants Sotto, Cibo and Wood, Fire Smoke and Zumu Sushi and Nourish for the more health conscious diner.







# COMMUTING made EASY



## Excellent connections

Wilmslow benefits from being close to the A34 bypass which runs past the town connecting to the M60 and Manchester City Centre, whilst the M6 and M56 are a short car journey away.

Manchester Airport is within a 5 minute drive to Wilmslow which offers flights to over 200 destinations worldwide.

Wilmslow train station offers direct and frequent services to Manchester Piccadilly (25 minute travel time), Stockport (15 minute travel time) and London Euston (2 hour travel time).

### CONNECTIVITY



#### WALKING:

Wilmslow Train Station **5 mins**  
(Trains to Manchester and London Euston)  
Post Office **1 mins**  
Waitrose **3 mins**  
Broadway Car Park **3 mins**



#### DRIVE TIMES:

Manchester Airport **12 mins**  
Manchester City Centre **25 mins**  
Liverpool **1 hour**



#### MOTORWAY DRIVE TIMES:

A34 **2 min**  
M60 **12 mins**  
M56 **13 mins**  
M6 **28 mins**

### TRAIN TRAVEL TIMES



Crewe - Manchester train line. Travel time from Wilmslow



London to Manchester - West Coast main line. Travel time from Wilmslow





Cafés, restaurants and bars in addition to a broad retail offer ensures that staff have choice throughout the day and into the evening.

- |                       |                          |
|-----------------------|--------------------------|
| 1 Sarafina            | 16 Mil's Burger & Shakes |
| 2 Chilli Banana       | 17 Sotto                 |
| 3 Wood Fire Smoke     | 18 Eastern Revive        |
| 4 Neon Health Kitchen | 19 Brewhouse and Kitchen |
| 5 Smoke               | 20 Anthology             |
| 6 Camarena            | 21 Caffè Nero            |
| 7 Rise                | 22 New bar opening soon  |
| 8 Casa Italia         | 23 Suburban Green        |
| 9 Pizza Express       | 24 Nourish               |
| 10 Coach & Four       | 25 Zumu Sushi            |
| 11 Revolution         | 26 The Old Dancer        |
| 12 Costa Coffee       | 27 Unico Lounge          |
| 13 M&S Food           | 28 Cibo                  |
| 14 Miller & Carter    | 29 Petit Delice          |
| 15 Litebites          |                          |

## GROVE CHAMBERS

← ➡ To Manchester

A34

➡ Wilmslow Station

A34

➡ To Crewe ➡

Waitrose

18  
17  
16  
15

14

24  
25  
23  
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26

21

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29

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27

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4

1

2

← 🚗 Manchester Airport,  
M56 Junction 6

Sainsbury's

10



# GROVE CHAMBERS

GREEN LANE WILMSLOW SK9 1DU

CONTACT US

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