Former glass and furniture showroom could be turned into 20 flats

A former glass and furniture showroom, located just 50 metres from a Metrolink stop, could be transformed into 20 flats. Plans for the two-storey, end terrace commercial property on Church Street West, Radcliffe, have been submitted to Bury Council in the past week.

The ‘L’ shaped building, which spans 516 square feet, is currently vacant but was previously used as a showroom and workshop. The applicant, Bury-based Wise Living Ltd, has proposed a change of use for the building from commercial to residential, with the aim of creating 20 flats.

Last year, the same building was involved in a planning application to convert the premises into a 28-bedroom shared house, a proposal that was rejected by planners last April following objections from numerous neighbours. The council cited the scale of the development as being ‘seriously detrimental to the residential amenities of nearby occupiers’.

Attached to the current planning application is a Lancashire County Council residential development accessibility score, which is being presented in support of the proposals. This survey assesses the location of the planned development based on factors such as proximity to public transport, shops and other amenities.

The applicant is using this survey to justify the car parking provision at the site.

The application reads: “We have completed a LCC accessibility audit and the site achieves a score of 35 which puts it into the highest category. “We therefore do not believe any parking

is required for this development.

“However, there is space to accommodate some car parking in the rear yard area and there is permit holders on street parking on the road in front of the building if any residents do have a car.

“There is space in the rear yard to accommodate secure cycle storage which will be provided. “.

The proposed building would have two entrances at the front accessed from the public footpath and rear doors would open into the yard area which is accessed off Glenvale Close.

Bury Council’s planning department will review the plans in the upcoming weeks.