To Let Industrial Units



Paul Street, Liverpool, L3 6DX

1,090 sq ft (101 sq m) to 1,130 sq ft (105 sq m)



Self Contained Industrial Units Situated on the northerly edge of Liverpool City Centre Flexible lease terms

Location:

The units are situated on Paul Street within an established and popular industrial estate on the northerly edge of Liverpool City Centre.

They benefit from an excellent location in close proximity to Leeds Street (5053), Vauxhall Road (A5038) and the A59.

Description:

The units benefit from the following:

- Steel frame construction
- Solid concrete floor
- Pitched roof profile steel sheeting
- Fluorescent lighting
- 3-phase electricity supply
- Steel roller shutter access to the front elevation

Floor Area: From 1,090 sq ft to 1,130 sq ft

See attached schedule.

Terms: New fully repairing and insuring lease from 12 months upwards.

Rent: The Rent and occupational costs are set out on the attached schedule.

Business Rates: Occupiers are responsible for payment of Business rates.

They may benefit from reductions due to Small Business Rates Relief. Further details available from Liverpool City Council Rates Department on 0151 233 3000

EPC: Available on request.

Legal Costs: The Tenant will be responsible for the Landlords legal costs.

VAT: All rentals quoted are exclusive of VAT.

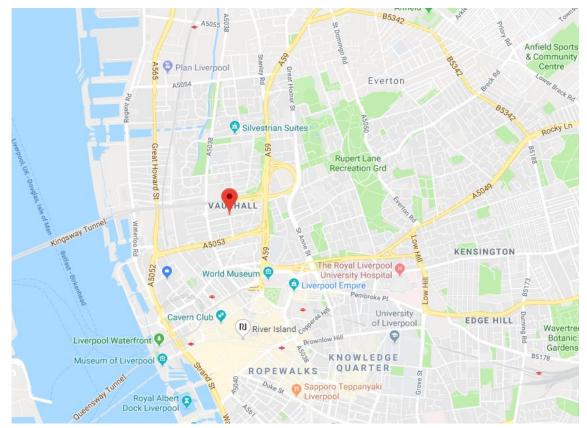


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DISCLAIMER

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Blackstock Street, Liverpool, L3 6ET

	Floor Area (sq ft)	Floor Area (sq m)	Quoting Rent (sq ft)	Quoting Rent (pa)	Estate Charge (pa)	Rateable Value	Rates Payable (pa)
Unit 1, 6 Blackstock Street	1,028	96	£6.00	£6,168	£514	£4,650	£2,280
Unit 2, 6A Blackstock Street	1,049	98	£6.00	£6,276	£524	£8,900*	£4,369*
Unit 3, 8 Blackstock Street	1,049	98	£6.00	£6,294	£524		
Unit 5, 10 Blackstock Street	1,028	96	£6.00	£6,168	£514	£4,950	£2,430

*Combined Assessment

Paul Street, Liverpool, L3 6DX

	Floor Area (sq ft)	Floor Area (sq m)	Quoting Rent (sq ft)	Quoting Rent (pa)	Estate Charge (pa)	Rateable Value	Rates Payable (pa)
Unit 8, 21 Paul Street	1,130	105	£6.00	£6,780	£565	£4,950	£2,430
Unit 9, 23 Paul Street	1,090	101	£6.00	£6,540	£545	£5,100	£2,504
Unit 11, 27 Paul Street	1,098	102	£6.00	£6,588	£549	£4,950	£2,430

August 2019