

TO LET

SUBSTANTIAL RETAIL UNIT

Ground Floor 1,147 sq.ft.

28/30 Williamson Street, Liverpool L1 1EB

- The property is situated on Williamson Street close to its junction with Richmond Street a busy street linking to Williamson Square.
- Williamson Street leads directly to Church Street and a short distance to the Paradise Street entrance of Liverpool One.
- Nearby retailers include Slaters Menswear, Dawsons Music, Bonmarché, Adapt Outdoors and a number of independent operators.





Call now 0151 242 3000 www.masonowen.com



Areas

 Ground Floor
 1,147 sq.ft. (106.52 sq.m.)

 First Floor
 1,129 sq.ft. (104.96 sq.m.)

Tenure

The property is offered by way of a new full repairing and insuring lease with terms to be agreed.

Rent

 $\pounds 26,000$ per annum exclusive of Rates, VAT, service charge, and all other outgoings.

Rates

Rateable Value £34,000

EPC

D89

Legal Costs

Each party to be responsible for their own legal costs.



Agents Note: Under Money Laundering Regulations, we are obliged to verify the identity of a proposed purchaser/tenant once a sale/let has been agreed and prior to instructing solicitors. This is to help combat fraud and money laundering and the requirements are contained in statute. A letter will be sent to the proposed purchaser/tenant once the terms have been agreed.

Viewing

Strictly through the agent:

- Allie Bainbridge
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- m. 07884 265 760
- e. allie.bainbridge@masonowen.com

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