

# TO LET

## Liverpool

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# LM6



## Modern Office Castle St 4th Floor

14 Castle St, Liverpool L2 0NE

- 881 sqft offices
- Immediately available
- Suitable for 6 to 18 persons
- £1,100 pcm rental

**881 - 1,762 sq ft**



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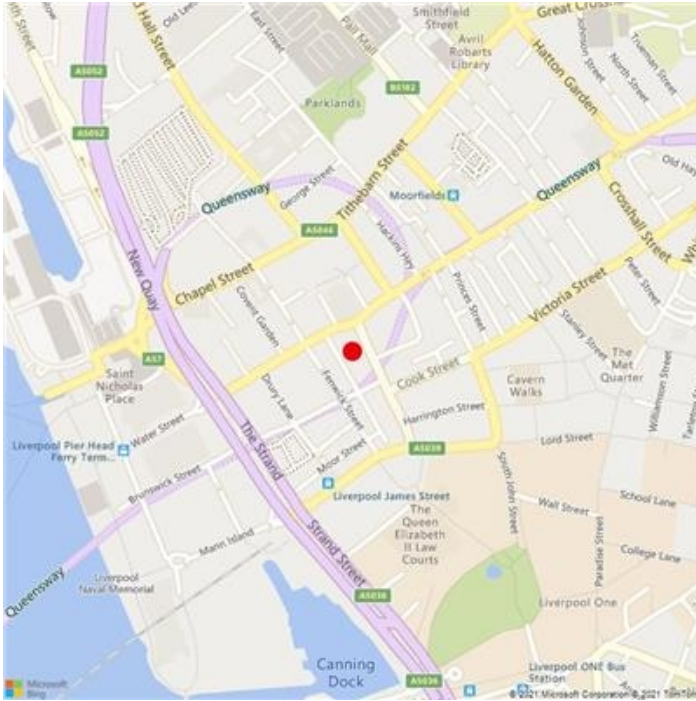
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## 4th Floor

### 14 Castle St, Liverpool L2 0NE



#### Location

The Castle Street location is incredibly sought after due to the short walk to a main rail link, bars, restaurants, shops. The Town Hall is adjacent to the office and the wide pedestrianised road adds a continental feel to the location.

#### Description

Stunning, newly refurbished, complete office available for immediate rent.

Situated on the 4th floor of one of Liverpool's finest grade 2 listed buildings. Amazingly retained original features (with a modern twist) ensure that your staff and visitors will be impressed at every visit.

2 minutes walk from Liverpool Moorfields train station and in the heart of numerous quality eateries and bars; the location could not be better.  
Super speed WiFi infrastructure in place (additional costs apply).

Reduced rates available for longer terms - to be discussed upon viewing

#### Accommodation

The unit has been measured in accordance with the RICS Code of Measuring Practice (6th edition) on a GIA Basis:

Total	1,762	163.69
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#### Rateable Value

Interested parties are requested to contact the local authority.

#### VAT

VAT will be payable at the prevailing rate.

#### Legal Costs

Each party to responsible for their own costs in relation to any transaction.

#### Further Information

Please contact the sole agents, LM6:  
Anthony O'Keefe  
Mobile: 07900 134483  
Email: [tony.okeefe@lm6.co.uk](mailto:tony.okeefe@lm6.co.uk)

#### Energy Performance Certificate

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November 2018

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