

Sixteen.

**Retail / Leisure Unit
TO LET**
A1, A3 and D2 Planning Consent



Radiant House **18/26 Bold Street** **Liverpool, L1 4DS** ***Potential to sub-divide***

The property is situated in a highly prominent position on the pedestrianised section of Bold Street close to Church Street, Ranelagh Street and Hanover Street as well as being opposite Central Station.

Nearby occupiers include Taco Bell, Bundobust, Café Nero and Home Bargains.

Accommodation[†] (Approximate areas & dimensions)

Ground Floor	7,200 sq ft	668.88 sq m
Basement GIA	8,535 sq ft	792.90 sq m

Planning

The property can be rearranged to suit requirements. CAD plans are available on request. A1, A3 & D2 consent.

Rent / Price

£250,000 per annum exclusive.

AREA	15,735 sq ft [†]	RENT	£250,000pa
TENURE	To Let	RATES	£67,267*
LISTING	June 2019	OTHER	STVP
POPULATION	c 1.38m	AGENT	Nicola H

Tenure

The property is available by way of a new full repairing and insuring lease for a term of years to be agreed.

Rates* (2018/2019)

Rateable Value £137,000 / Rates payable £67,267. Interested parties are advised to make their own enquiries with the local planning office.

Legal Costs

Each party to responsible for their own legal & professional costs incurred in this transaction. All prices quoted excluding VAT.

EPC

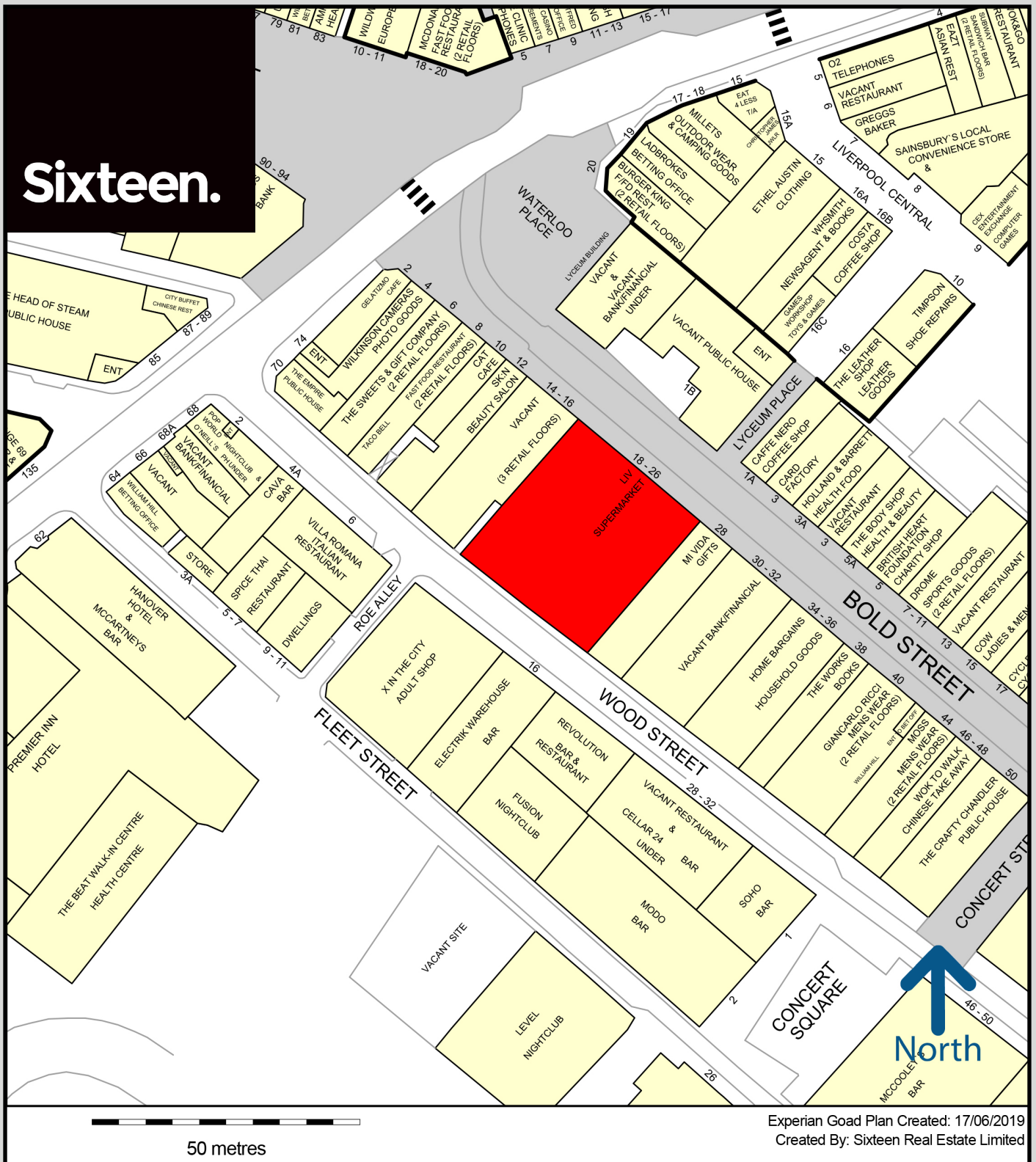
A full copy of the EPC is available on request.

Viewings

Strictly by appointment through Nicola Harrington at Sixteen Real Estate, 0161 461 1616 or our joint agents, Emanuel Oliver, 0151 236 6725.

Chat to Alex or Nicola at Sixteen about this exciting opportunity | Call +44 (0)161 461 1616 today

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Property address: 18-26 Bold Street, Liverpool. L1 4DS.

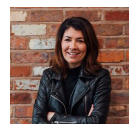
Contact Us

Sixteen Real Estate

Origin
6th Floor
70 Spring Gardens,
Manchester
M2 2BQ



Alex Haigh - Director
 +44 (0)7737 910 932
 alex@sixteenrealestate.com



Nicola Harrington - Director
 +44 (0)7971 183 165
 nicola@sixteenrealestate.com

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