

Industrial

6 Sovereign Way, Maritime Business Park, Wallasey, CH41 1DL



Description

A modern light industrial unit extending to 552.4 sq.m (5,946 sq.ft) including office, WC facilities and a mezzanine floor. The offices have gas central heating and the warehouse a warm air space heater. The premises are alarmed and are fitted with security shutters.

Location

The unit is located on the Maritime Business Park fronting Wallasey Dock Road, which in turn links to junction 1 of the M53 mid Wirral motorway. The location also benefits from easy access to Liverpool via the Mersey road tunnels.

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Rental Price

£27,500 per annum

Accommodation

Warehouse and offices	447.5m ²	5,140ft ²
Mezzanine	73.02m ²	786ft ²

Including WC facilities and 12 external car parking spaces and a hard-standing for loading.

Legal Costs

The in-going tenant will be responsible for the landlords legal costs incurred in the preparation of the new lease and counterpart.

VAT Statement

All prices and rents quoted are exclusive of VAT if applicable

Tenure

The premises are available by way of a new Full Repairing and insuring lease the length of which is negotiable.

Rating Assessment

Rates Payable 2020	£11,661.25
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Strictly by arrangement with the sole agents :



Tom Carew

Commercial Agency

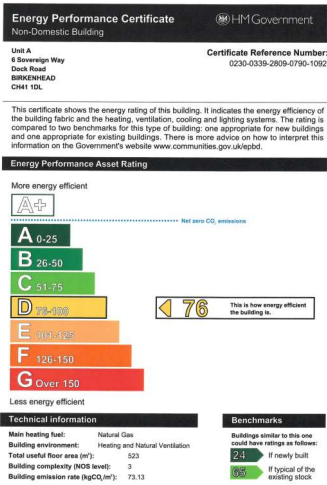
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