

Smith

AND SONS

PROPERTY CONSULTANTS

ESTABLISHED
175 YEARS
1840

TO LET

FOR SALE

Office

7-8 Priory Mews, Monks Ferry, Birkenhead CH41 5AZ



Description

Self contained office building providing a net lettable floor area of 119.47m² (1286 ft²) with six dedicated on site parking spaces. The premises are double glazed and benefit from 3 compartment perimeter trunking, suspended ceilings with cat II lighting. The premises have panoramic views of the Liverpool Waterfront.

Location

The premises are situated in a modern development on the river front at Monks Ferry, a short distance from the commercial centre of Birkenhead at Hamilton Square.

0151 647 9272

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Sale Price

Price on application

Rental Price

£20,000 per annum

Accommodation

Ground floor	69.77m ²	751ft ²
First floor	49.70m ²	535ft ²

Kitchen and wc facilities

Legal Costs

The ingoing tenant to be responsible for the landlords legal costs

VAT Statement

All prices and rents quoted are exclusive of VAT

Tenure

The unit is available by way of a new full repairing and insuring lease, the length of which is negotiable.

Rating Assessment

To be assessed	
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Strictly by arrangement with agents . Contact :



Jason Wadeson

Commercial Agency / Management

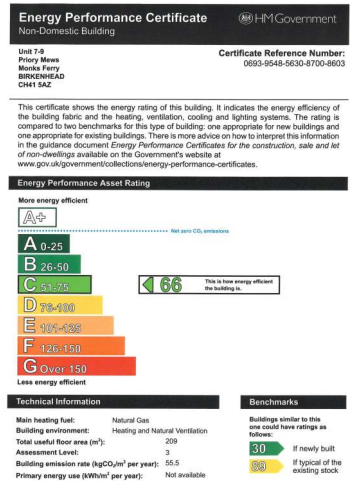
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