

Investment

5 & 6 Priory Mews, Monks Ferry, Birkenhead CH41 5AZ



Description

The property is let to Moore Skills for a term of five years from 1st June 2016 at a rental of £15,000 per annum. There is a tenant only break at the end of the third year. 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. The property comprises a self-contained office building providing a net lettable floor area of 138m² (1,495 ft²) with 7 dedicated on-site parking spaces.

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Sale Price

£180,000 (long lease at peppercorn rent)

Tenure

A long leasehold interest at a peppercorn rent.

Accommodation

Ground Floor	70m ²	754ft ²
First Floor	69m ²	742ft ²

Rating Assessment

Rateable Value	£17,000
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Legal Costs

Each party bears their own legal costs.

VAT Statement

All price and rents quoted are exclusive of VAT.

By arrangement with the sole agent



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