

Smith AND SONS

PROPERTY CONSULTANTS

Office

Haymarket Court, Hinson Street, Birkenhead CH41 5BX



Description

First Floor DDA compliant office accommodation extending to 4622 Ft². There are common kitchen and w.c. facilities on each floor and each suite has a fob operated door entry system. The accommodation benefits from raised floors, suspended ceilings and Category 2 lighting. There is on site allocated parking.

Location

The property is located close to Hamilton Square, the main commercial centre of Wirral which is well served with good transport links being a short distance from three Merseyrail Stations, stops for the major bus routes and the Mersey Ferry. The location also benefits from excellent road access via the A41 Dock Link Road to the M53 and the Queensway road tunnel to Liverpool.

0151 647 9272

<https://www.smithandsons.net/>

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Rental Price

£11.00 per sq.ft.

Accommodation

First Floor Office	429m ²	4622ft ²
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Kitchen and w.c. facilities. Premises is available from 18/12/2025.

Legal Costs

Each party to be responsible for their own legal costs

VAT Statement

All prices and rents quoted are exclusive of VAT

Tenure

The premises are available by way of a new effectively full repairing and insuring lease the length of which is negotiable.

Rating Assessment

Rateable Value	£50,500
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Other Info

There is a service charge payable to cover the cost of cleaning and maintenance of the common parts.

A partner/partners of Smith and Sons have an interest in the property.

Strictly by arrangement with the Agent. Contact



Jamie Robertson

E: jxr@smithandsons.net

T: 0151 647 9272

0151 647 9272

<https://www.smithandsons.net/>

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