

Smith AND SONS

PROPERTY CONSULTANTS

Retail

The Copperfield, 38 Hamilton Street, Birkenhead CH41 5AD



Description

A Grade II listed building situated in the heart of the commercial hub of the Wirral. The premises was previously used as a sober bar, and historically as a pub, however could be used for a range of purposes subject to the appropriate planning.

Location

The premises is based on Hamilton Street, a stones throw away from Hamilton Square, Hamilton Square train station and the Queensway tunnel, providing access to and from Liverpool.

0151 647 9272

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

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Rental Price

£9,000 per annum

Tenure

By way of a new FRI lease, the length of which is negotiable.

Accommodation

Net Internal Area	96.7m ²	1,041ft ²
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W.C + Kitchen Facilities

Rating Assessment

Rateable Value 2025	£12,250
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Legal Costs

Each party to be responsible for their own legal costs incurred in preparation of the new lease.

VAT Statement

All prices and rents quoted are exclusive of VAT.

Strictly by appointment with sole agent



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