

OFFICES TO LET

Woodend Avenue
Speke
Liverpool
L24 9WF

July 2018



Location

The offices are situated on Woodend Avenue, just off Speke Boulevard (A51) which has excellent links to Liverpool, Runcorn and the Knowsley express way; which leads onto the M57 Motorway and gives access to Junction 6 of the M62 Motorway.

The site is also highly accessible by public transport links. There are several bus routes serving Woodend Avenue, Speke Boulevard and Hillfoot Avenue. The nearest train station is Hunts Cross which is a short 11 minutes walk from the premises; the station has lines to both Liverpool and Manchester,

Description

The offices are located within the Iona Clothing Site. The site comprises of offices, warehouse space, a car park and service land. The offices benefit from excellent natural light, perimeter trunking, onsite gated car parking. Suite 1 and 2 have recently been refurbished.

Specification & Features

- Suspended Ceilings
- Onsite secure car parking
- All inclusive rents available on flexible short licence terms
- Excellent location
- Strategically positioned

Terms

The accommodation is available by way of a new lease or on a short term licence agreement.

Rent

For further information or an appointment please contact:

Key Contacts

Remi Smith

Tel: 0151 471 6719

Email: remi.smith@gva.co.uk

Jonathan Lowe

Tel: 0161 471 6729

Email: jonathan.lowe@gva.co.uk,

Accommodation

A schedule of accommodation is provided below. There are options to combine suites to accommodate larger requirements.

Floor	Sq Ft	Sq M
Suite 1 (Refurbed)	732	68
Suite 2 (Refurbed)	336	34
Suite 3	366	34
Suite 4	366	34

Rates

We advise interested parties to contact the Local Authority for further information.

Service Charge

Any ingoing occupier will be liable for the payment of a service charge and estate charge levied by the Landlord towards the upkeep and maintenance of the common areas,

VAT

The property is elected for VAT purposes



GVA

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