

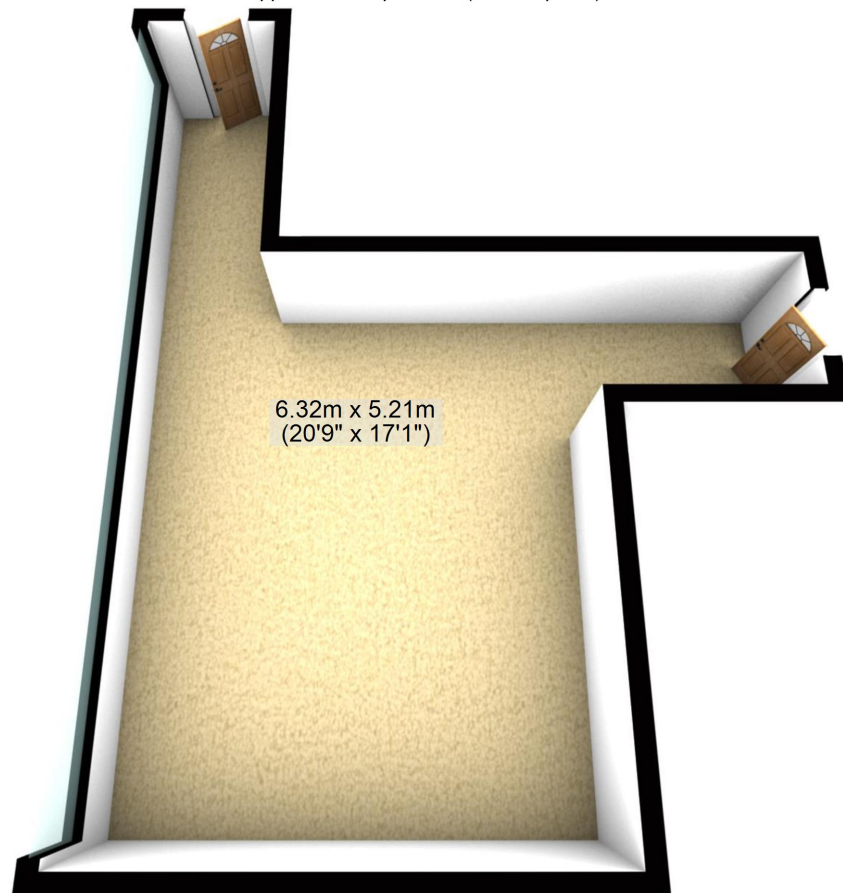


- Commercial unit to let
 - 440.7 sq ft
 - Unfurnished
- Located in the Baltic triangle
 - Ground floor
- Book and confirm viewings 24/7 - visit [logicstates.co.uk](https://www.logicstates.co.uk)



Ground Floor

Approx. 40.9 sq. metres (440.7 sq. feet)



Total area: approx. 40.9 sq. metres (440.7 sq. feet)

These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact. Any areas, measurements or distances are approximate. The text, photographs and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all the necessary planning, building regulation or other consents and we have not tested services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.



COMMERCIAL UNITS TO LET

For each room size/dimensions, please see the floorplans.

Local Authority - Liverpool

Conservation Area - No

Flood Risk - Very Low

Floor Area - 440.7 sq ft

Mobile coverage

EE - Great

Vodafone - Great

Three - Great

O2 - Great

Broadband

Basic 16 Mbps

Ultrafast 330 Mbps

Satellite / Fibre TV Availability

BT - Great

Sky - Great

(Data sourced from Sprift)

'UNUSUALLY GOOD AT WHAT WE DO'

Buy, Sell or Let with the agent of the decade - Zoopla customer excellence award - 2020

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