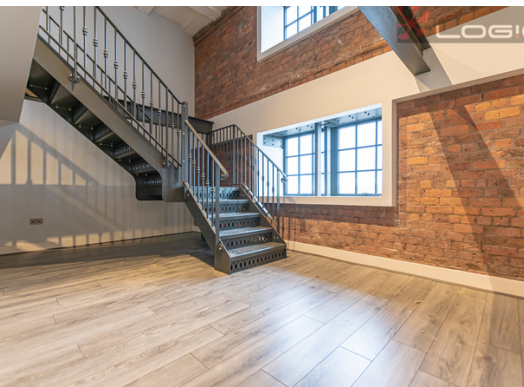


Tobacco Warehouse, Regent Road

Let
£1,250 per month + fees



- Two bedroom duplex apartment
- Entrance via kitchen lounge situated on duplex
 - River side unit
 - En-suite
- Located on floors 1 and 2
 - 1152 sqft



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TOBACCO WAREHOUSE, STANLEY DOCK, REGENT ROAD, LIVERPOOL, L3 0AN

A unique opportunity to live in Liverpool's and the UK's historic Tobacco Warehouse.

- * Two Bedroom 1st and 2nd floor Duplex Apartment
- * 5 Star concierge & Management Team
- * Truly Unique Waterside living
- * New York Loft - style lifestyle in a walled, navigable marina including the 'Titanic Hotel'
- * Extensive waterside and city views

DUPLEX APARTMENTS

All apartments below penthouse level have generous open-plan duplex living spaces and modern finishes that evoke New York loft-style living.

Each unit features double - height living rooms with mezzanine floors linked by architecturally designed staircases. Exposed industrial concrete ceiling beams, pillars and brick walls are retained throughout. Standard features include kitchens integrated with European- manufactured appliances in addition to fully equipped and tiled bathrooms and en-suites.

THE TOBACCO WAREHOUSE AT STANLEY DOCK

This is Liverpool's long awaited landmark development!

The UNESCO World Heritage site has always held great interest across the Northwest and the whole of the UK and there has probably not been a comparable development in Liverpool since the Colonnades at Albert Dock. It is currently the largest warehouse conversion in the UK.

REGENERATION LOCATION

The development sits at the heart of the North Docks, only a short walk from Liverpool City Centre. The surrounding area is set to undergo major regeneration with the Ten Streets and Liverpool Waters masterplan advancing. In addition, the new Everton Stadium has gained government approval and is planned to be complete for the 2024/2025 football season.

As a result, Tobacco Warehouse & Stanley Dock are set to become an important uptown district and trendy new area for the City of Liverpool.

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.