/INDURENT

Industrial

WEST UNIT 23 | COMPASS INDUSTRIAL PARK

Speke, Liverpool, L24 1YA



WEST UNIT 23 | 4,869 SQ FT

High quality industrial accommodation

Located on Compass Industrial Park, the unit is situated on a prominent estate on the main thoroughfare to John Lennon Airport.
This high quality unit is suitable for a variety of uses to include light industrial, manufacturing or, more simply, safe and secure storage space.
It also benefits from dedicated parking as well as an abundance of shared parking for staff and customers, all within a secured estate with 24-hour CCTV recording.

Lease Type	New



Unit Summary

- Flexible Space
- Premier Industrial Location
- LED Lighting
- 24 Hour Access
- Car Parking
- WC Facilities

View Virtual Tour

Occupational Costs

	Per Annum	Per Sq Ft
Rent	£49,900.00	£10.25
Rates	£13,996.95	£2.87
Maintenance Charge	£7,700.00	£1.58
Insurance	£973.80	£0.20
Total Cost	£72,570.75	£14.90

Terms: Indicative rates payable only. Confirmation of rates payable should be sought from the Valuation Office Agency (www.voa.gov.uk). Units with a Rateable Value of less than £15,000 per annum may be eligible for full or partial Small Business Rates Relief. To find out if you qualify please see https://www.gov.uk/apply-for-business-rate-relief/small-business-rate-relief or read our rates blog.

For more info please visit: unit.info/UIP0100442

+44(0) 808 169 7554

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Location

Compass Industrial Park is situated within a convenient industrial location amongst Speke's other retail and business parks. The site sits 7 miles south of Liverpool City Centre and within walking distance from the Liverpool John Lennon Airport.

Road
M62: 5 miles

Airport
Liverpool: 1 mile

Rail
Hunt Cross: 2 miles

Additional Information

Planning Class	General Industrial
Lease Summary	The unit is available on flexible terms. Please speak to a member of our team for more information
Viewings	Contact us now to arrange a viewing.
Legal Costs	Each party will be responsible for their own legal costs incurred.
EPC	C (51)

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Key Contact



Hannah Craig

Senior Customer Engagement Manager

"Hannah joined Indurent in 2022 and is our Customer Engagement Manager for our properties in North and the North West. Please drop Hannah a line if you would like to discuss leasing a unit or would like to find out more about becoming a customer of indurent.com"

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