/INDURENT

Industrial

2 CERES STREET | BRASENOSE BUSINESS PARK

Brasenose Road, Liverpool, L20 8HL

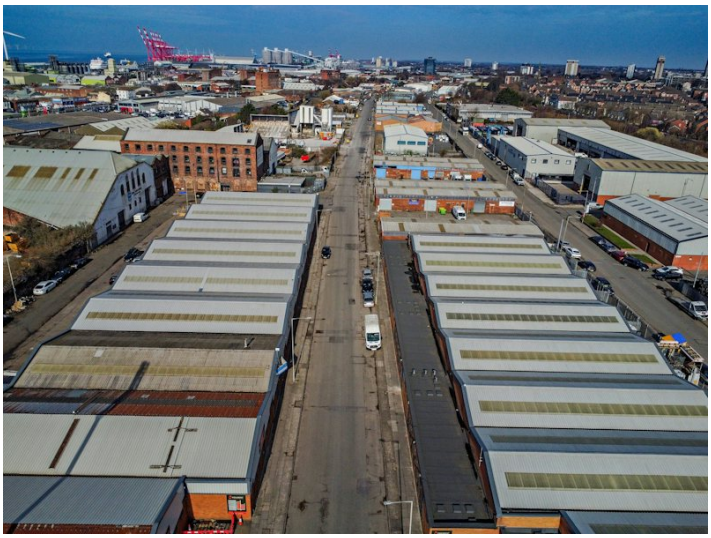


2 CERES STREET | 1,507 SQ FT

Industrial

Unit 2 Ceres Street is located off Brasenose Road, a popular industrial area with close proximity to Liverpool's waterfront. The Unit is well suited for a range of uses such as light industrial, manufacturing or retail warehouse/trade counter. Being located on the edge of Bootle, it is with close proximity to Liverpool City Centre as well as key road networks including the M58 and the M6.
The unit is currently undergoing full internal refurbishment.
Car Trade will unfortunately not be accepted on this site.

Lease Type	New



Unit Summary

- WC Facilities
- Premier Industrial Location
- Car Parking
- Flexible Space
- 24 Hour Access
- Starter Unit

	Per Annum	Per Sq Ft
Rent	£11,901.00	£7.90
Rates	£3,844.80	£2.55
Maintenance Charge	£2,200.00	£1.46
Insurance	£301.40	£0.20
Total Cost	£18,247.20	£12.11

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/UIP0101696

+44(0) 808 169 7554

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Location

Brasenose Business Park is located on Brasenose Road (B5318) in the town of Bootle. It is located approximately 2.5 miles north of Liverpool City Centre.

Road
M57: 5 miles

Airport
Liverpool John Lennon: 11 miles

Rail
Bootle: 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	B (45)

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Key Contact

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Customer Engagement Manager

"Please drop Becca 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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