



WELCOME TO THE
POINT

High Quality Fully Fitted • Air Conditioned
Headquarters Building

TO LET

THE POINT, 410 BIRCHWOOD BLVD, BIRCHWOOD, WARRINGTON WA3 7WD



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BIRCHWOOD, WARRINGTON
WA3 7WD

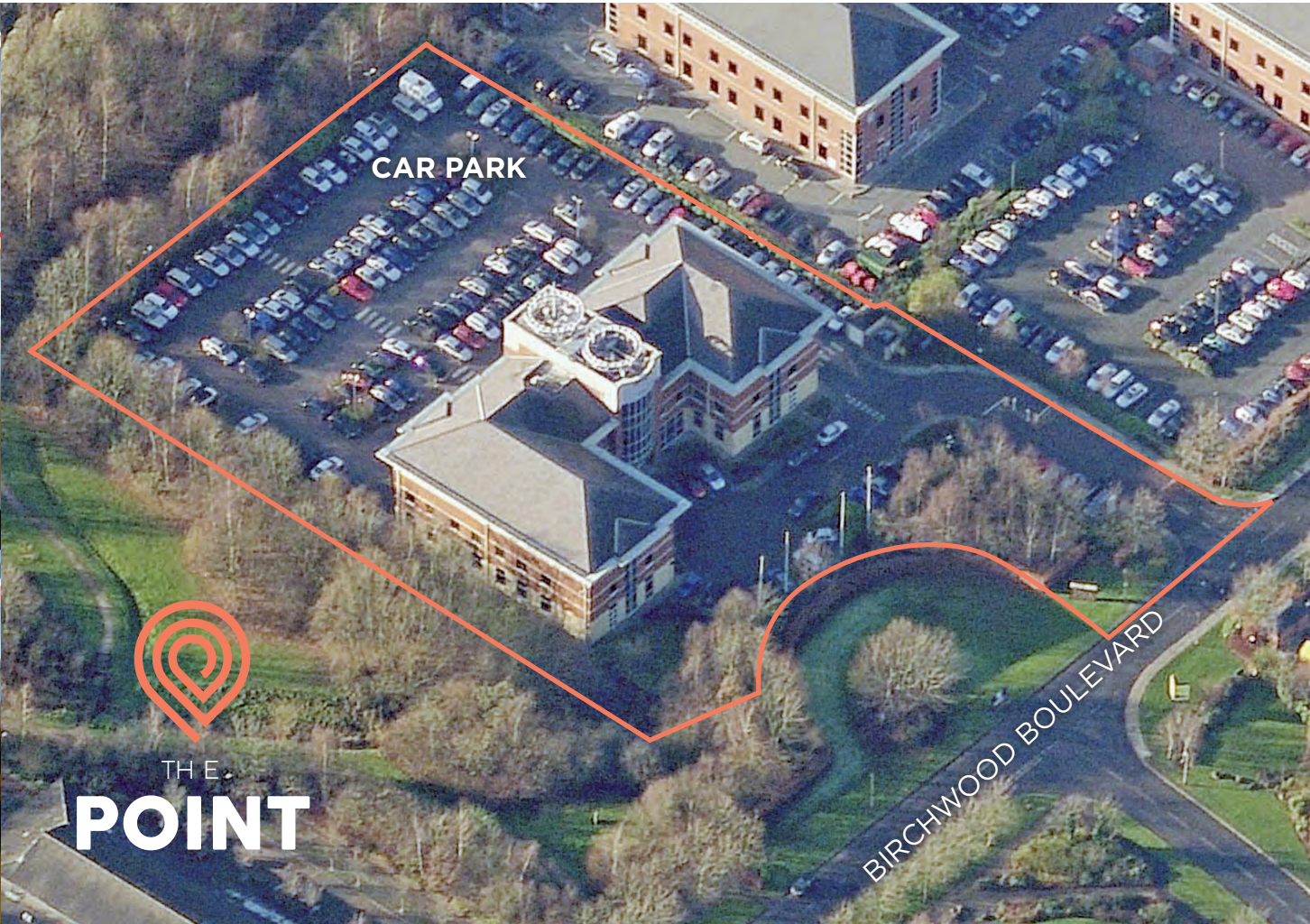


The Point is located in a prominent position on Birchwood Boulevard and provides the opportunity for an occupier to acquire a high quality, fully fitted, headquarters style building.

The Point is ideally located within a vibrant business environment, with a wealth of local amenities and transport links right on the doorstep.



The bustling retail hub of Birchwood Shopping Centre is a short walk away, offering access to a range of retailers and facilities, including ASDA, Aldi, Costa Coffee, Greggs, Waterfields and The Planet Coffee House & Grill.



Air conditioning throughout



Full access raised floor



LG7 lighting



154 car parking spaces



Kitchen and Break-out areas



Meeting room hub



Shower and changing facilities



Secure bike store



1st floor

Availability

Whole Floor 11,065 sq.ft.
(1,028 sq.m)

EXAMPLE FIT-OUTS





2nd floor

Availability

Whole Floor 11,065 sq.ft.
(1,028 sq.m)





COMING SOON



Business Hub and Peloton Studio on Ground Floor



Location

Strategically located at the junction of the M6 and M62 motorways, Manchester and Liverpool City Centres are less than 30 minutes drive, with both Manchester and Liverpool airports within easy reach via the motorway network. The Point is well served by local bus, rail and shopping facilities at Birchwood, whilst Warrington town centre, with it's extensive shops and amenities, is only a 10 minute drive.

- 1 The Point
- 2 Bus Stop
- 3 Birchwood Gym and Tennis Complex
- 4 Aldi
- 5 Asda
- 6 Argos
- 7 McDonalds & Subway
- 8 Birchwood Rail Station
- 9 Birchwood Golf Course
- 10 Oakwood Gate Garage & Starbucks





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