

TO LET

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Secure Yard

Knowsley Point, Yardley Point

Knowsley Industrial Park, Liverpool, Merseyside L33 7SS



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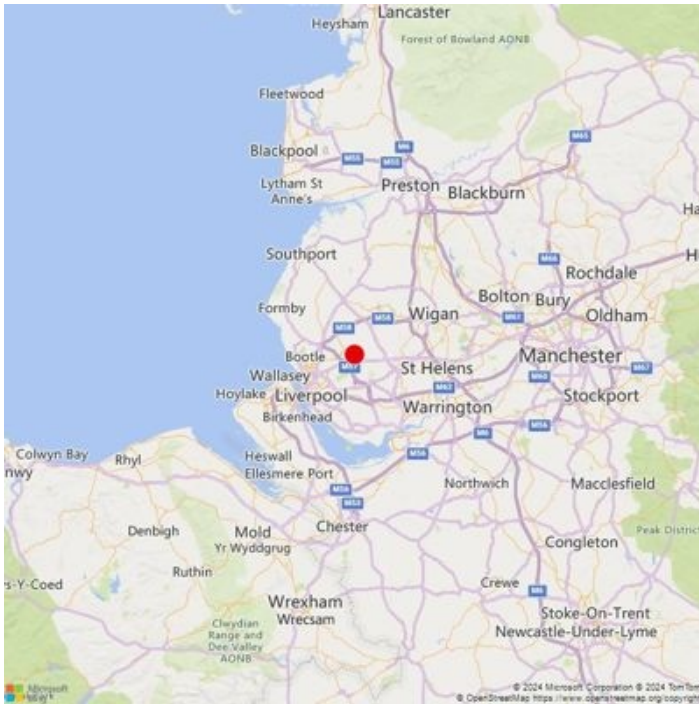
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Self Contained Yard, Knowsley Point

Yardley Road, Knowsley Industrial Park, Liverpool, Merseyside L33 7SS



Location

Knowsley Point is located on the corner of Yardley Road and Aconrfield Road, on the established Knowsley Industrial Estate, and is accessed via Charleywood Road at the southern end of the estate.

Knowsley Industrial Estate is situated at the intersection of the East Lancs Road, (A580) and the M57 motorway. The A580 leads west towards Liverpool City Centre and M57 leading north towards the M58 and south to the M62.

Description

Hard standing yard within secure, fenced compound area

Energy Performance Certificate

Not applicable

Accommodation

The unit has been measured in accordance with the RICS Code of Measuring Practice (6th edition) on a GIA Basis:

Total	0.45	0.18
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Terms

The yard is available by way of a new full repairing and insuring lease for a term of years to be negotiated at a rental of £ 30,000 per annum + VAT

Rateable Value

Interested parties are requested to contact the local authority.

VAT

VAT will be payable at the prevailing rate.

Legal Costs

Each party to responsible for their own costs in relation to any transaction.

Further Information

Please contact the sole agents, LM6:

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