

CITY SQ. LIVERPOOL



Grade 'A' City Centre Offices

TO LET

Fourth Floor
24,360 sq ft (2,263 sq m)

Tithebarn St
Liverpool
L2 2BX



Prime position

Commanding a prime position in Liverpool's thriving CBD, City Square presents six floors of contemporary Grade A office space.



Description

The airy, light-filled environment features a central atrium and a dedicated fourth-floor roof terrace, complementing the spacious 24,360 sq ft of flexible layouts. Ideal for businesses seeking a vibrant and well-connected location.



Proposed new feature reception

Accommodation

The accommodation can either be taken in existing condition or subject to refurbishment throughout.

The specification following refurbishment would include:



LED LIGHTING



AIR CONDITIONING



PRIVATE TERRACES



SHOWER FACILITIES



CYCLE FACILITIES



CCTV



RAISED ACCESS FLOORING



STAFFED RECEPTION



ENTRANCE



PROPOSED RECEPTION

4th Floorplate



4th Floorplate



Kitchen Area



Lifts



Reception





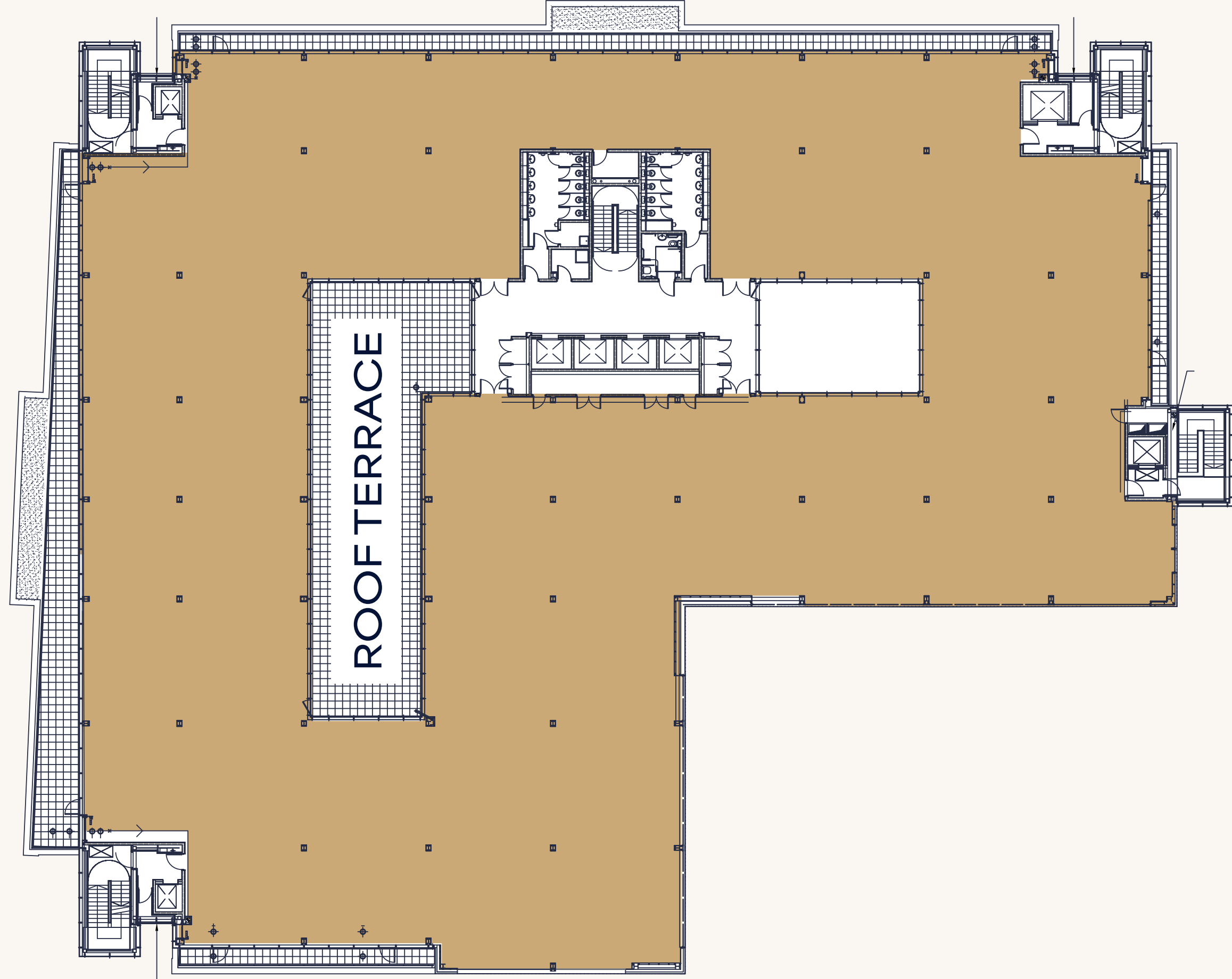
Floor plan

| | SIZE SQ FT | SIZE SQ M |
|-----------|------------|-----------|
| 4TH FLOOR | 24,360 | 2,263 |



4th Floorplate

MOORFIELDS



TITHEBARN ST

VERNON ST

LIVERPOOL LIME STREET

LIVERPOOL CENTRAL



MOORFIELDS

JAMES STREET

Central Business District

City Square, at the heart of Liverpool's commercial district, connects businesses with a pool of skilled professionals and graduates from its renowned universities.

Boasting excellent public transport and a top-five retail scene, it's within a City of Culture known for its exceptional quality of life. Smart infrastructure, attractive property options, and a competitive cost base further enhance its appeal, while robust business support and a vibrant cultural scene make it a truly exceptional location.



Merseyrail



Liverpool Lime Street and Buses



Location

Mersey Ferry



Liver Building

City Square sits on Tithebarn Street, a major artery pulsing with buses that whisk you anywhere in the city center. Moorfields Merseyrail Station is just a one-minute stroll away, connecting you to the wider region on sleek trains.

The iconic Mersey Ferry Terminal at Pier Head is an 8-minute stroll, inviting you to embark on a ferry ride across the Mersey River and soak in Liverpool's magnificent waterfront.





Liverpool One



Liverpool John Lennon Airport



LOCATION



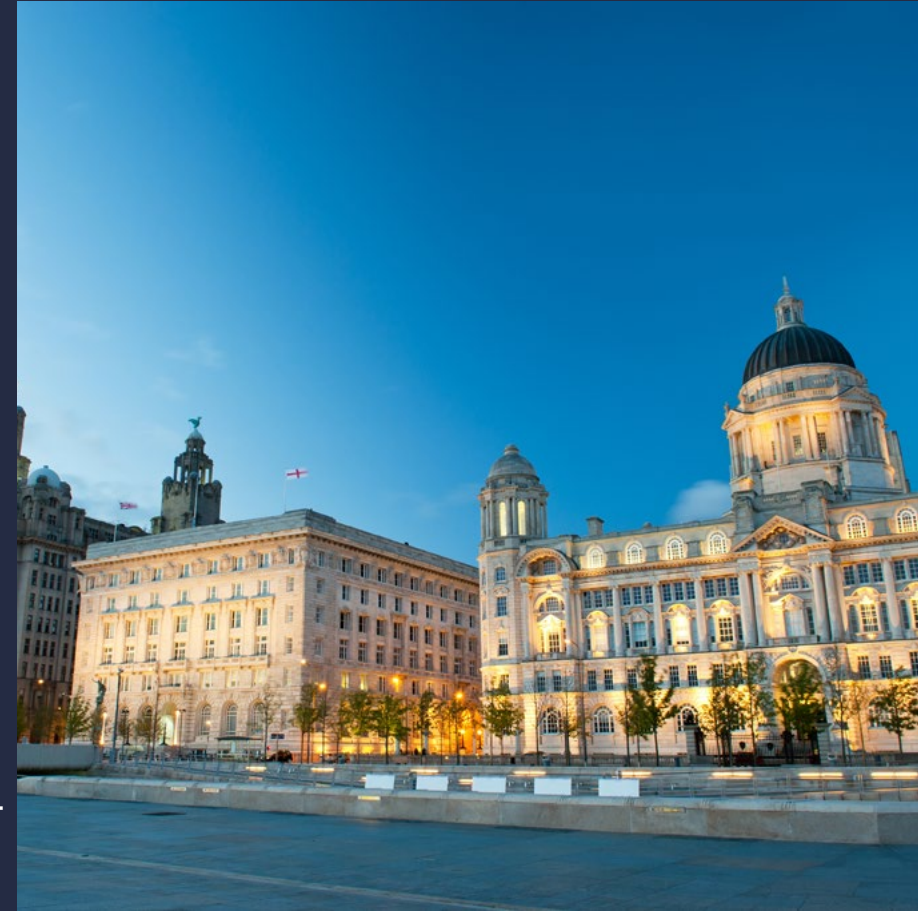
20 mins

DRIVE TO LIVERPOOL JOHN LENNON AIRPORT

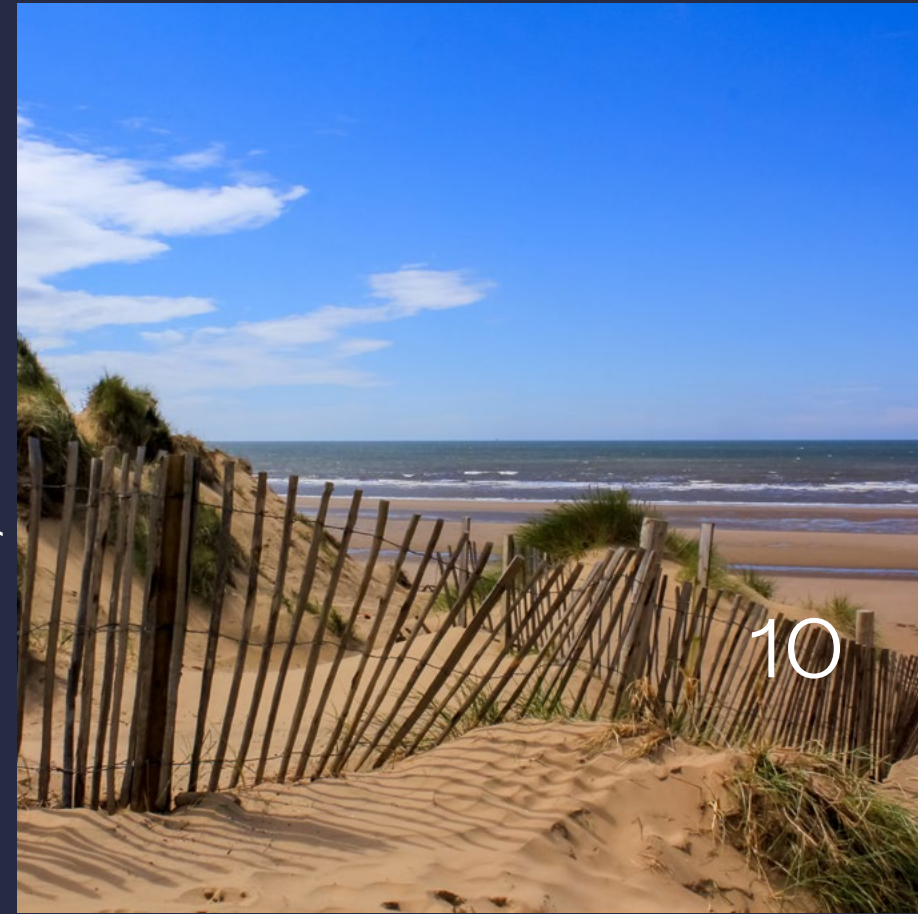
The M62 Motorway is within a 15-minute drive, opening up a world of possibilities. And for those jet-setting needs, Liverpool John Lennon Airport is a quick 20-minute journey south.

City Square's prime location ensures you're never far from the action, whether it's navigating the city center, exploring historical landmarks, or venturing further afield. So, step outside, choose your mode of transport, and let Liverpool's vibrant energy carry you away.

Liverpool Waterfront, Three Grtaces



Formby Beach





Contact

Get in touch with the joint agents to arrange a viewing.

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CBRE

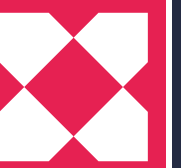
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