



11 Liscard Village, CH45 4LA £850 Per Calendar Month



Seaview Road in the charming area of Wallasey, this commercial unit presents an excellent opportunity for those seeking a versatile space for their business. The property features a spacious main shop floor area, ideal for showcasing your products or services, along with a dedicated storage room or office to support your operational needs.

With one reception room, this apartment-style commercial unit offers a unique blend of functionality and comfort. The layout is designed to maximise the use of space, making it suitable for a variety of business ventures. The presence of a bathroom adds convenience for both staff and customers alike.

The rental amount is exclusive of VAT, providing a clear understanding of the financial commitment involved. This property is perfectly positioned to attract foot traffic, benefiting from the vibrant community of Wallasey.

- Commercial Shop
- Main Shop Area
- Back Room/Office
- WC
- Heavy foot Flow Area
- Central Liscard
- Viewing Essential!
- £750.00 Plus Vat Per Calendar Month
- EPC Rating TBC

Viewing

To arrange a viewing on this property or require further information please contact one of our team on 0151 638 6313



Energy Efficiency Rating		
	Current	Potential
Vary energy efficient - lower running costs		
(92 plus) A		
(81-91) B		
(69-80) C		
(55-68) D		
(39-54) E		
(21-38) F		
(1-20) G		
Not energy efficient - higher running costs		
England & Wales		EU Directive 2002/91/EC



These particulars, whilst believed to be accurate are set out as a general outline only for guidance and do not constitute any part of an offer or contract. Intending purchasers should not rely on them as statements of representation of fact, but must satisfy themselves by inspection or otherwise as to their accuracy. No person in this firm's employment has the authority to make or give any representation or warranty in respect of the property.

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