



## 90 LUGSMORE LANE WA10 3DL

£650 PCM

Welcome to 90 Lugsmore Lane, St. Helens! This impressive retail premises is now available for let. Situated in a prime location, this property boasts a range of attractive features that are sure to catch your attention.

Spanning across a generous floor area, this property provides plenty of room for your business operations. The open layout allows for maximum flexibility, enabling you to customize the space to suit your specific needs.

The flooring of this retail premises is in excellent condition, providing a solid foundation for your business. The high-quality materials used ensure durability and longevity, saving you both time and money on maintenance. With a well-maintained floor, you can focus on what matters most - growing your business.





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

Agents Note: Whilst every care has been taken to prepare these particulars, they are for guidance purposes only. All measurements are approximate and are for general guidance purposes only and whilst every care has been taken to ensure their accuracy, they should not be relied upon and potential buyers/tenants are advised to recheck the measurements

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