



## 36A Crosby Road North

, Liverpool, L22 4QQ

£745

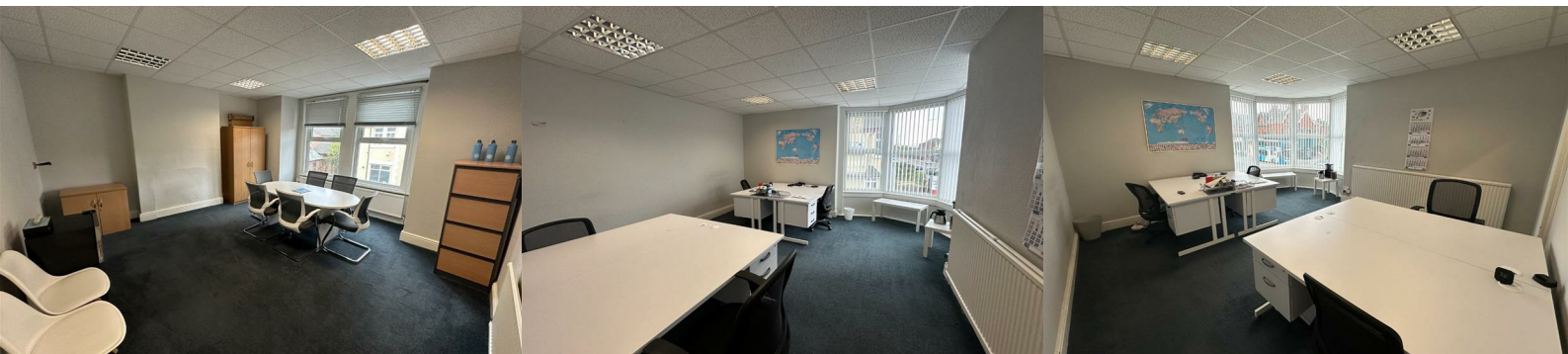


Abode is delighted to announce the availability of this first-floor office space located in the sought-after area of Waterloo. This spacious duplex office suite offers a private entrance and is ideal for a variety of business needs.

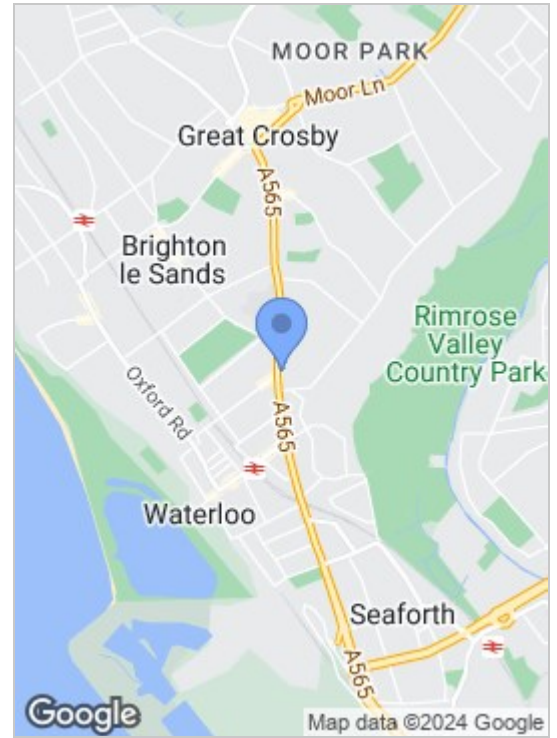
The office features five large rooms that can be configured for multiple workstations, individual offices, or as boardrooms for meetings and client consultations. This versatile space offers plenty of opportunities for customization.

In addition, the property includes a separate kitchen area and restrooms for both men and women, ensuring convenience and comfort for your team and visitors.

For further information or to schedule a viewing, please contact Abode at 0151 909 3003. Secure your appointment today to explore this excellent opportunity.



## Area Map



## Floor Plans



## Energy Efficiency Graph



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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