

FARRIERS WAY INDUSTRIAL ESTATE, BRIDLE WAY LIVERPOOL L30 4XL



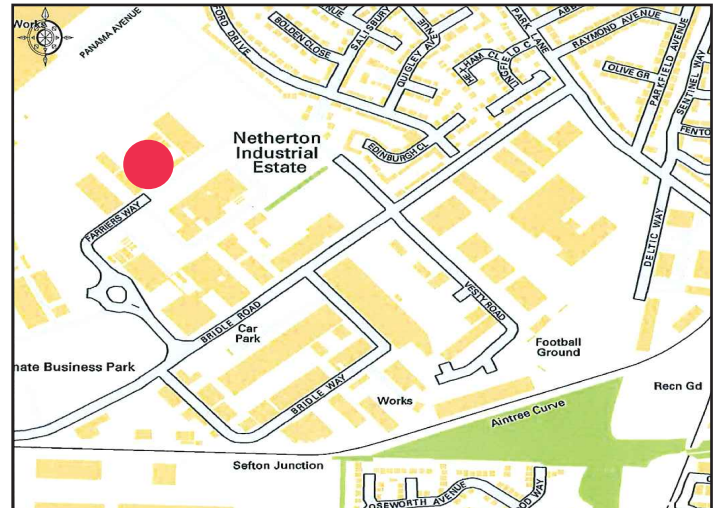
TO LET

**WORKSHOP / WAREHOUSE UNITS
FROM 1,000 SQFT (92.9 SQ M)**

- * FLEXIBLE LEASES
- * COMPETITIVE OUTGOINGS
- * ON-SITE PARKING



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LOCATION

Accessed via Bridle Way, which is just off Bridle Road, Farriers way is a busy trading estate which is located close to Motorways and the docks. The M57 and M58 are motorways located approximately two miles to the north and Liverpool Freeport is approximately three miles to the west.

DESCRIPTION

Farriers Way Industrial Estate offers a variety of units of varying sizes and specification. The units generally benefit from:

- * Roller shutter access
- * W.C. Facilities
- * 3 Phase electricity

AVAILABILITY

	SIZE (SQ FT)	SIZE (SQ M)	RENT (PER ANNUM)	AVAILABILITY
3	2,513	233.4	£17,591	Available
11	1,508	140.1	£12,441	Available
20	1,005	93.4	£8,542.50	Under Offer

Available December/January 2020/2021

TENURE

The subject units are available to let on short term leases with a minimum term of three years.

SERVICE CHARGE

A nominal service charge will be applied to each of the units to cover the cost of managing the estate.

BUSINESS RATES

Occupiers will be responsible for the payment of Business Rates, if applicable.

LEGAL COSTS

Each party is to be responsible for their own legal costs.

ANTI-MONEY LAUNDERING

In accordance with Anti-Money Laundering Regulations, we are required by law to verify the identity of the proposed purchaser/tenant once a transaction has been agreed and before issuing contract documentation, to prevent fraud and money laundering. This will usually take the form of a passport/driving licence and a recent utility bill.

VIEWING & FURTHER INFORMATION

For viewing and further information please contact:

Nick Harrop, Hitchcock Wright & Partners.

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Subject to Contract

Details Updated October 2020

Misrepresentation Act 1967. These details are provided only as a general guide to what is being offered subject to contract and subject to lease being available and are not intended to be construed as containing any representation of fact upon which any interested party is entitled to rely. Other than this general guide neither we nor any person in our employ has any authority to make, give or imply any representation or warranty whatsoever relating to the properties in these details.

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