



CONTEMPORARY OFFICES TO LET
EDMUND STREET, LIVERPOOL L3 9NG





TRADITIONAL & MODERN

Helix is a 4 storey period office building, designed and built with an Art Deco influence. It has an extensive frontage to Old Hall Street, the impressive principal entrance faces Edmund Street.



Incorporated into the external facade is a sculpture by George Herbert Tyson Smith. Born in Liverpool he was one of the regions best known architectural sculptors of the time.

He attended Liverpool College of Art and trained in drawing by the renowned artist, Augustus John.

Over a period of time, Helix has undergone major remodelling with a scheme that enhances it's stylish period qualities whilst incorporating contemporary visual and architectural twists.

Accommodation ranges from entire floors to small office suites. All designed to fulfil the expectations of todays office occupiers.



CONNECTIVITY



Key Benefits of a NODE managed solution

- **No WAYLEAVES.** Removes all costs and delays
- **SPEED** of operational connection and alignment to flexible occupation
- **MARKET-WIDE** ISP access
- **Unmatched RESILIENCE**
- **On-going digital consultancy and property management support**
- **Affordable full fibre to your suite**

NODE is Connectivity as a Service

The building benefits from a landlord controlled full fibre solution, removing the requirement for tenant-level wayleaves, with unlimited access to all ISPs across the UK marketplace and reducing like-for-like bandwidth costs on a plug & play basis. NODE solutions are physically cyber secure, preventing the reputational and financial costs associated to loss of service.

Tenants benefit from an inclusive connectivity-as-a-service offering as part of the building's property management platform.

The average small to medium sized occupation will save approximately 58% on net fibre costs over a 3 year term certain.





GALLERY



TO LET

ACCOMMODATION

SECOND FLOOR SUITE A

EPC - D Energy Rating



77 | D



Indicative space plan

3,315 SQ FT
(307.9 SQ M)



FREE Meeting Room
Facilities with Wi-Fi
Access & Complimentary
Beverages



Common areas have
FREE Wi-Fi Access



Kitchen Facilities/
Break Out Area



Secure Electronic
Entry System



Secure Basement
Car Parking



Electric Car
Charging Points

TO LET

ACCOMMODATION

THIRD FLOOR SUITE B



Roof Terrace



FREE Meeting Room
Facilities with Wi-Fi
Access & Complimentary
Beverages



Common areas have
FREE Wi-Fi Access



Kitchen Facilities/
Break Out Area



Office Hive Ground
Floor Level



Secure Electronic
Entry System



Secure Basement
Car Parking



Electric Car
Charging Points

HELIX SAT NAV L3 9NG

RESTAURANTS & BARS

- 1 Panoramic 34 Restaurant
- 2 Trattoria 51
- 3 City Wine Bar
- 4 Gino D' Acampo
- 5 Mowgli
- 6 Olive Restaurant & Bar
- 7 Viva Brazil
- 8 Restaurant Bar & Grill
- 9 The Alchemist
- 10 Piccolino
- 11 San Carlo Restaurant
- 12 Bacaro
- 13 Pret A Manger
- 14 Oh Me Oh My
- 15 El Gato Negro
- 16 Matou Pan Asian Restaurant

COFFEE SHOPS

- 17 Bean
- 18 Costa Coffee
- 19 Starbucks
- 20 Costa Coffee

CONVENIENCE STORES

- 21 Sainsbury's
- 22 Tesco Express

RETAIL

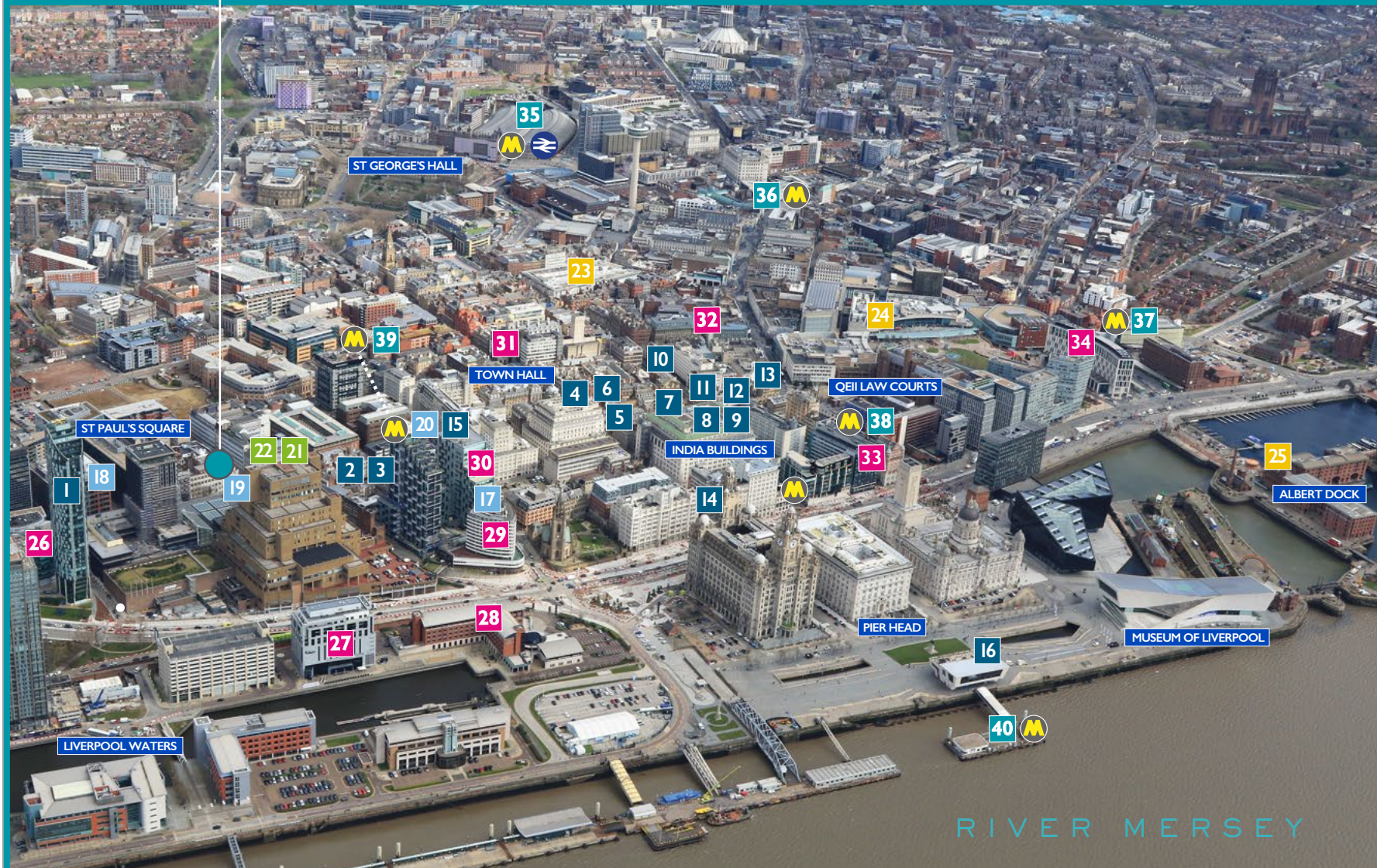
- 23 Metquarter
- 24 Liverpool ONE
- 25 Albert Dock

HOTELS

- 26 Radisson Blue Hotel
- 27 Malmaison
- 28 Crowne Plaza
- 29 Mercure Atlantic Tower Hotel
- 30 Hotel Indigo
- 31 Aloft Liverpool
- 32 Hard Days Night Hotel
- 33 30 James Street
- 34 Liverpool Hilton

PUBLIC TRANSPORT

- 35 Lime Street Main Line Station
- 36 Central Station
- 37 LiverpoolONE Bus Station
- 38 James Street Station
- 39 Moorfields Station
- 40 Mersey Ferries Terminal





TO FIND OUT MORE, PLEASE CONTACT THE JOINT SOLE AGENTS



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