

# RETAIL UNIT TO LET

**Hitchcock & Wright**  
Partners  
CHARTERED SURVEYORS

£47,500 per annum



## 13-17 Tarleton Street, Liverpool L1 1DS

### LOCATION

The property occupies a prominent position on Tarleton Street, close to its junction with Church Street and opposite Sports Direct. Tarleton Street is a busy thoroughfare linking Church Street with Williamson Square and St Johns Shopping Centre. Other nearby occupiers include Lili Bizarre, Core Coffee & Kitchen, Carnarvon Castle Public House and Kurt Geiger.

### DESCRIPTION

A two storey, end terraced retail unit of brick construction set over ground and first floor. The property benefits from a glazed frontage and return onto Leigh Street. Internally the property is open plan and suitable for leisure, retail or office use.

### ACCOMMODATION

We have measured the premises in accordance with the RICS Code of Measuring Practice (6th Edition) and provide the following approximate areas:

Ground Floor Total	186.32 sq.m.	2,005 sq.ft.
First Floor Total	152.20 sq.m.	1,638 sq.ft.
<b>TOTAL</b>	<b>338.52 sq.m.</b>	<b>3,642 sq.ft.</b>

### LEASE

The property is available by way of a new FRI lease for a term to be agreed.

### RENT

£47,500 per annum.

### VAT

The property is not elected for VAT.

### BUSINESS RATES

The property has been assessed as having a rateable value of £37,500 with effect from 1st April 2026. Interested parties are advised to make their own enquiries with the Local Authority.

### EPC

Energy Certificate No. 6415-9803-3716-5410-3772

Rating: B

### LEGAL COSTS

Each party to be responsible for their own legal costs in connection with the preparation and documentation and any Stamp Duty thereon.

### 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 Matt Kerrigan or Alana Finn of Hitchcock Wright & Partners.

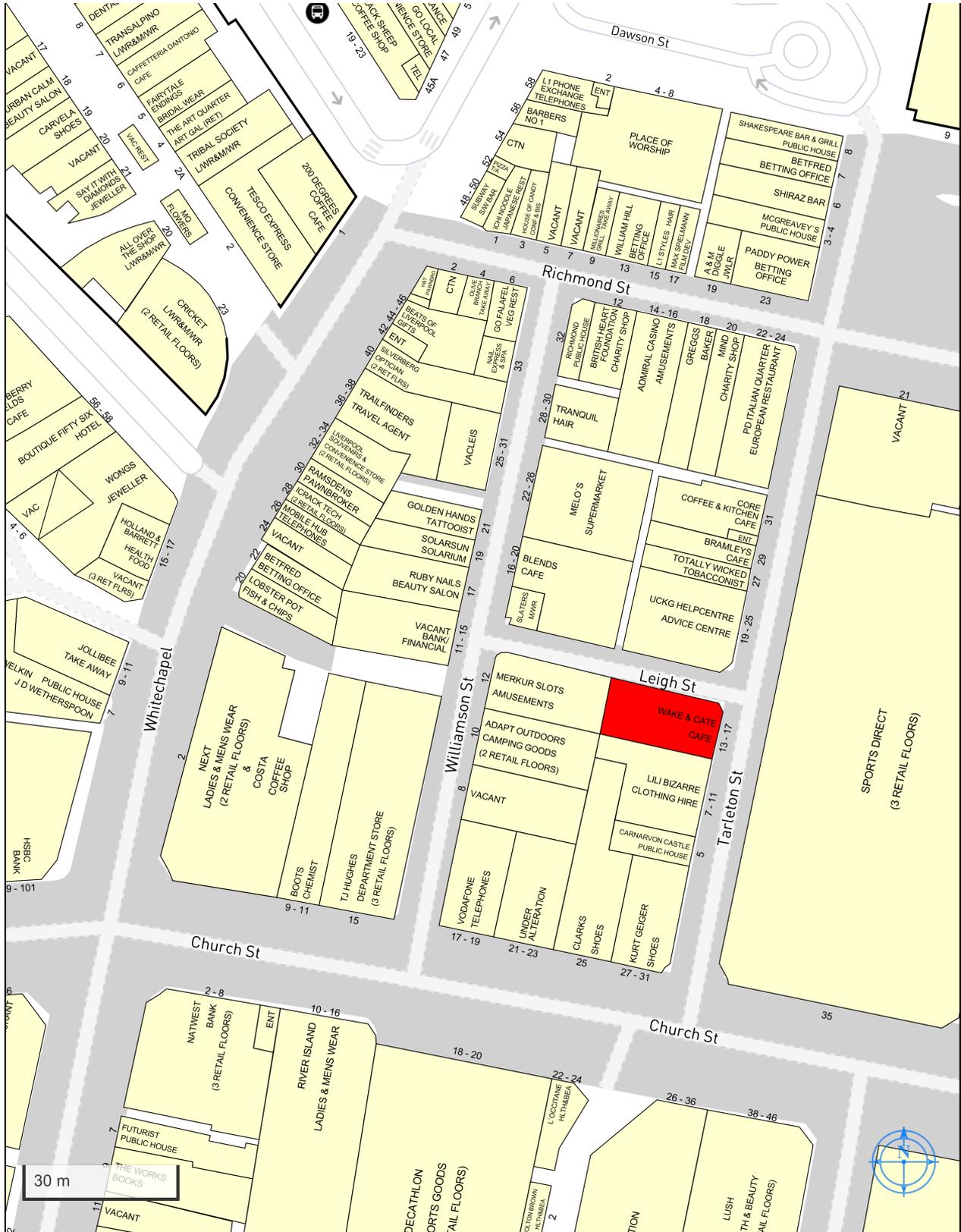
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Subject to Contract

Details Prepared March 2026



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Experian Goad Plan Created: 17/03/2026



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