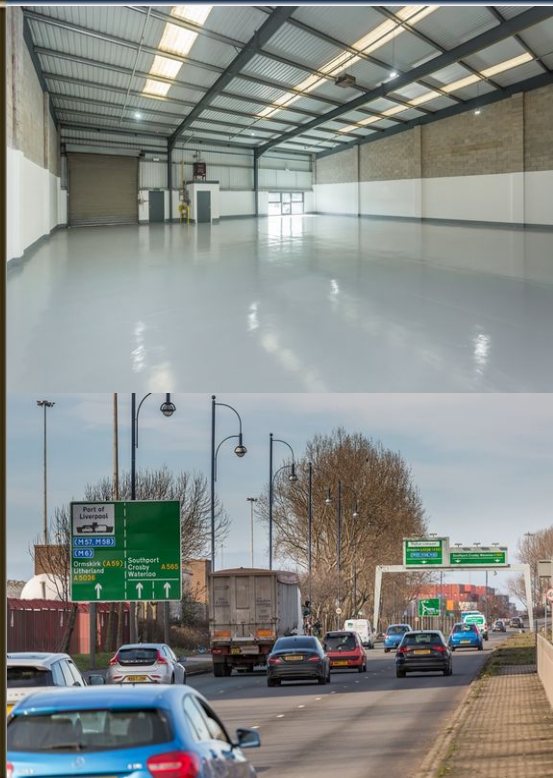




TO LET

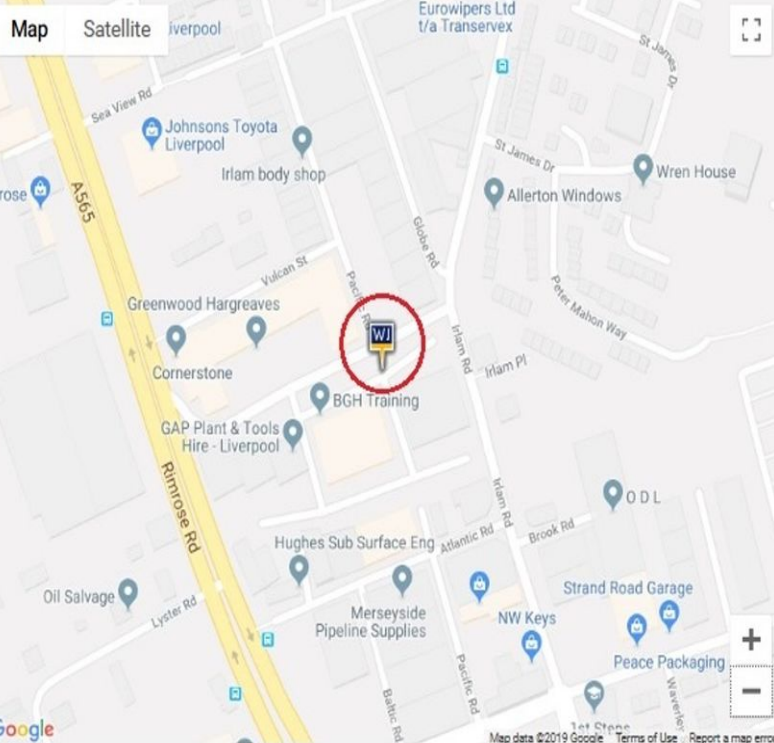
MARITIME TRADE PARK

ATLAS ROAD, BOOTLE, LIVERPOOL, L20 4DY



- Well established industrial and business location
- Excellent transport links
- Range of unit sizes
- Good location
- Prominently situated
- Trade counter units

TRADE COUNTER / INDUSTRIAL UNITS
1,291 - 8,560 SQ FT (119 - 795 SQ M)



TRAVEL DISTANCE

Location	Miles	Mins	Mode
Liverpool City Centre	3.5	13	Drive
Bootle New Strand Train Station	0.5	10	Walk
M57/M58 Switch Island Junction	5	15	Drive
Manchester	42	70	Drive

Source: theAA.com

MARITIME TRADE PARK

ATLAS ROAD, BOOTLE, LIVERPOOL



DESCRIPTION

Maritime Trade Park covers 70,222 sq ft and provides 21 units split into 3 separate blocks. Individual units range in size from 1,291 sq ft up to 8,560 sq ft and benefit from good circulation / parking space. Externally the units are set within landscaped surroundings and offer good security with perimeter fencing.

SPECIFICATION

- Well established industrial and business location
- Excellent transport links
- Range of unit sizes
- Good location

EPC

There are a range of EPC's on the available units. A copy of the individual EPC's are available upon request.

LOCATION

Maritime Trade Park is prominently situated on Rimrose Road (A565), which is one of the main arterial roads into Liverpool and is approximately 2 and 1/2 miles north of Liverpool City Centre.

The site offers quick and easy access to the A5058, which forms part of the cities inner ring road and connects directly with the M62 and A580 East Lancashire Road. The site is close to Liverpool Freeport and Docks and also enjoys good access to the M57 and M58 motorways.

TERMS

There are a range of flexible leasing options available. For further details please contact us.

VIEWING / FURTHER INFO

For further details and current availability please contact one of the letting agents.



Whittle Jones - Lynton House, Ackhurst Business Park, Foxhole Road, Chorley PR7 1NY

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