

# To Let

## Serviced Offices



### Horton House, Exchange Flags, Liverpool, L2 3PF



#### Prices from £190 per workstation for co-working and £201 for office:

This business centre is situated in Exchange Flags, a beautifully restored landmark property at the heart of Liverpool's rejuvenated business district. This is Liverpool's best office address. The elegance of the original architecture has been matched by a sympathetic yet stylish refurbishment, which has set a benchmark for Grade A office accommodation across the city. Two office buildings flank an impressive bustling open square, which is enclosed by Liverpool Town Hall.

Occupiers so far include legal, accountancy, consulting and property firms and The Ministry of Defence. The World Heritage waterfront, a 10,000-seater arena and a conference centre are on the doorstep as well as the Liverpool One shopping and leisure complex. Not since its days as the foremost port in the world has Liverpool witnessed development activity at current levels. This is a city that means business and is attracting investment and visitors from across the world.

Lynn Haime

t: 0151 242 1094

e: [lhaime@matthews-goodman.co.uk](mailto:lhaime@matthews-goodman.co.uk)

David Colvin

t: 0151 242 1083

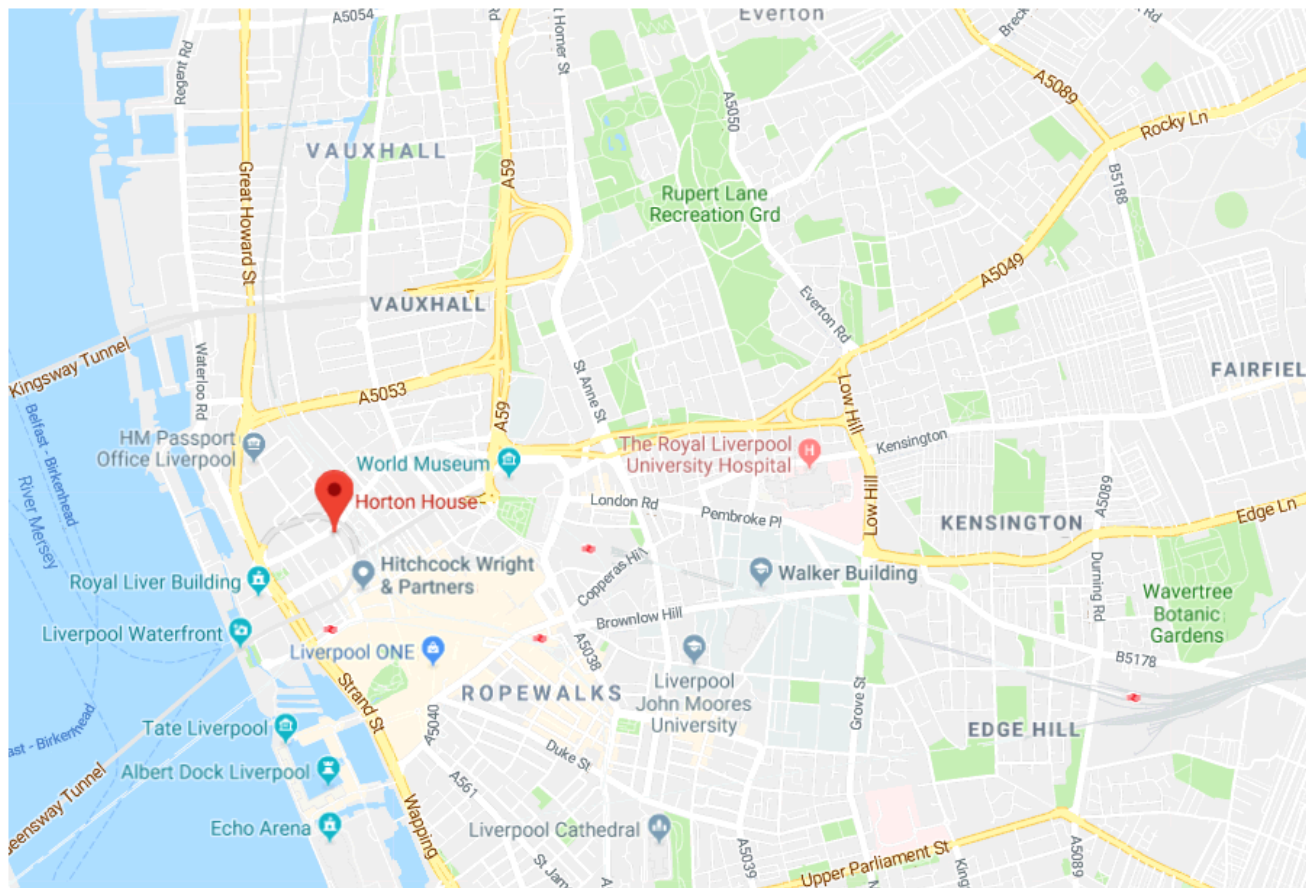
e: [dcolvin@matthews-goodman.co.uk](mailto:dcolvin@matthews-goodman.co.uk)

# To Let

## Serviced Offices



### Horton House, Exchange Flags, Liverpool, L2 3PF



#### DISCLAIMER

Matthews & Goodman as agent for the Vendors/Lessors of this property give notice that 1) These particulars have been checked and are understood to be materially correct at the date of publication. The content however, is given without responsibility and should not, in any circumstances, be relied upon as representations of fact. Intending purchasers/lessees should satisfy themselves as to their correctness and as to the availability to the property, prior to arranging viewings of the property. 2) These particulars are a guide only and do not form part of an offer or contract. 3) Matthews & Goodman, their employees, nor the Vendors/Lessors make or give any representation or warranty in relation to the property. 4) No representation or warranty is given in respect of any part, equipment or services at the property. 5) Unless otherwise stated, prices, rents or other prices quoted are exclusive of VAT. Intending purchaser/lessees must satisfy themselves independently as to the incidence of VAT in respect of any transaction relating to this property. 6) In accordance with Anti Money Laundering Regulations identification and confirmation of source of funding may be required from the acquiring party. 7) All floor areas have been measured and calculated to comply with RICS guidelines and practice statements at the date of publication, unless otherwise stated. 8) Date of Publication: July 2018

