

For Sale/ To Let

Self-contained offices

1,488 - 3,526 sq ft

Connect

business village, liverpool

A565 Derby Road, Liverpool, L5 9PR

network
space



0151 207 7700

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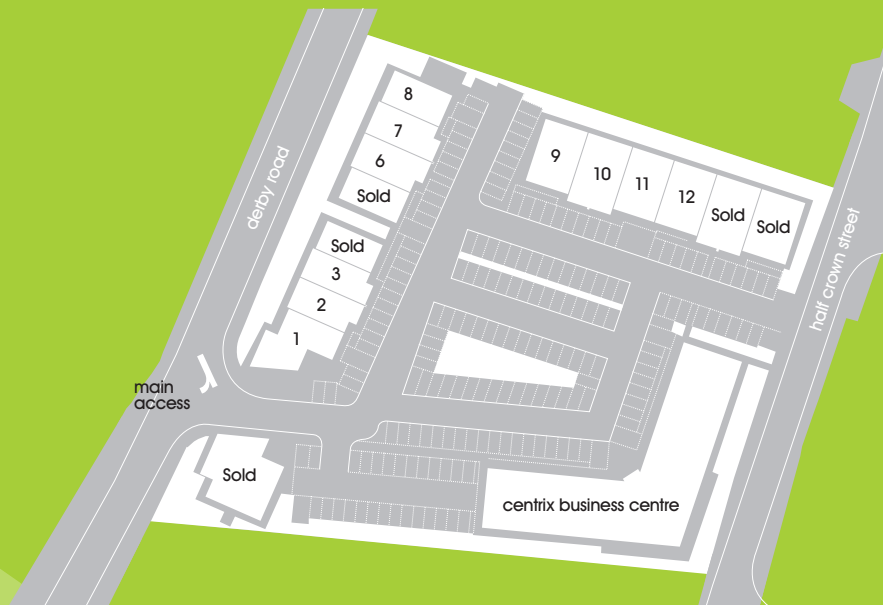
Connect Business Village

self-contained offices

Connect Business Village is a prestigious office park and was the first of its kind to the north of Liverpool's business district.

Connect Business Village consists of 15 high specification self-contained two storey office accommodation from 1,488 to 3,526 sq ft, and benefits from:

- Located on the A565 (Derby Road) next to Sandhills train station, on the fringe of Liverpool City Centre
- CCTV and secure gated estate with 24hr access
- Secure and allocated on site parking
- Modern specification and build
- 3 compartmental perimeter trunking and suspended ceilings
- Own front door option
- EPC rated B & C



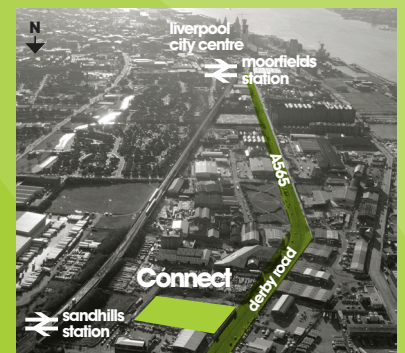
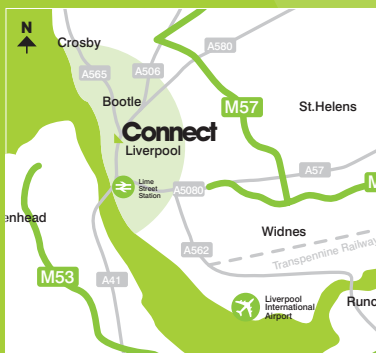
Office	1	2	3	6	7	8	9	10	11	12
Ground Floor sq ft	1,300	835	832	952	954	809	1,755	945	769	769
First Floor sq ft	1,325	788	785	903	903	760	1,771	901	722	719
Total Size sq ft	2,625	1,623	1,617	1,855	1,857	1,569	3,526	1,846	1,491	1,488

Location

Connect Business Village is located off the A565 Derby Road, the main arterial route into the City Centre from the North.

The business village benefits from good access to and from the region with both the Birkenhead and Wallasey Tunnels within a short distance, as well as arterial routes to the motorway network.

Sandhills Station is within 300m and one stop from Moorfields Station in the heart of Liverpool's Central Business District and connected to Lime Street Station providing an inter city service.



www.networkspace.co.uk/property/connect-business-village

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