

# To Let



## Liverpool

Unit 27, Belle Vale Shopping Centre, L25 2RF

Ground Floor: 9,317 sq ft (865.60 sq m)  
Rent on Application

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**Location & Description:**

- **Belle Vale Shopping Centre is located 6 miles southeast of Liverpool city centre. The Centre has undergone a significant internal and external refurbishment and extension.**
  - **The Centre boasts an on-site Morrisons supermarket and one of the largest indoor Children's Play Areas in the North West. The Centre is covered and has ample free car-parking and excellent bus and road links.**
  - **National retailers within the Centre include B&M Bargains, Iceland, Home Bargains, Boots, New Look, EE, Superdrug, Greggs, Card Factory, Poundland and Farmfoods.**
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**Demise:**

Ground Floor 9,317 sq ft (865.60 sq m)

Ancillary 2,073 sq ft (192.60 sq m)

**Rent:**

Available upon request.

**Lease:**

A new effectively full repairing and insuring lease for a term to be agreed.

**Service Charge:**

Available upon request.

**EPC:**

Available upon request.

**Legal and Professional Fees:**

Each party to bear their own costs.

**Rating Assessment:**

Rateable Value (April 2023) - £34,500.

**Date Prepared:**

July 2024

**MONEY LAUNDERING REGULATIONS** In accordance with the Anti Money Laundering Regulations the Purchaser/Tenant will be required to provide two forms of identification and proof of the source of income.

**Contact Us:**

**Gary Crompton**

07554 402314

gary@barkerproudlove.co.uk

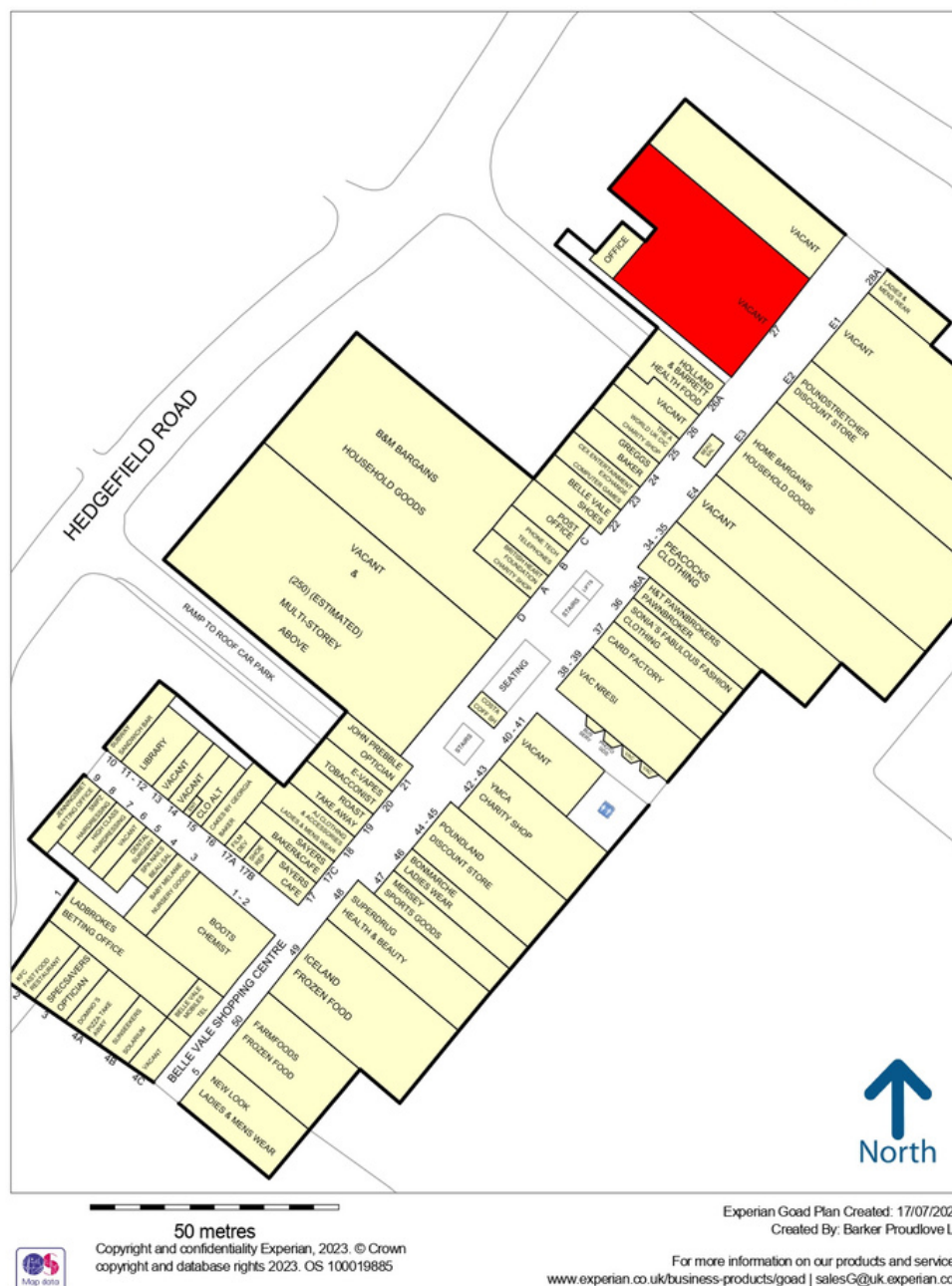
**Jon Lovelady**

07717 661389

jon@barkerproudlove.co.uk



Liverpool - Belle Vale



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