

To Let



Bootle

8 The Palatine, Strand Shopping Centre, L20 4XX

Ground Floor: 850 sq ft (78.97 sq m)

Rent on Application

Location & Description:

- Bootle is located within the metropolitan borough of Sefton, some 3 miles north of Liverpool city centre.
- Bootle has a total resident population of 77,640 and is one of the 2 main administrative headquarters for the metropolitan borough of Sefton.
- The Strand Shopping Centre is Bootle's premier shopping location with two levels of retail anchored by JD Sports, TJ Hughes, Boots, B&M, Iceland, New Look and Peacocks.

Demise:

Ground Floor 850 sq ft (78.97 sq m)

Rent:

Available upon request.

Lease:

A new eFRI lease for a term of years to be agreed.

Service Charge:

On account service charge stands at approximately £4,706.

EPC:

Available upon request.

Legal and Professional Fees:

Each party to bear their own costs.

Rating Assessment:

Rateable Value (April 2026) – £3,050.

Date Prepared:

May 2026

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:

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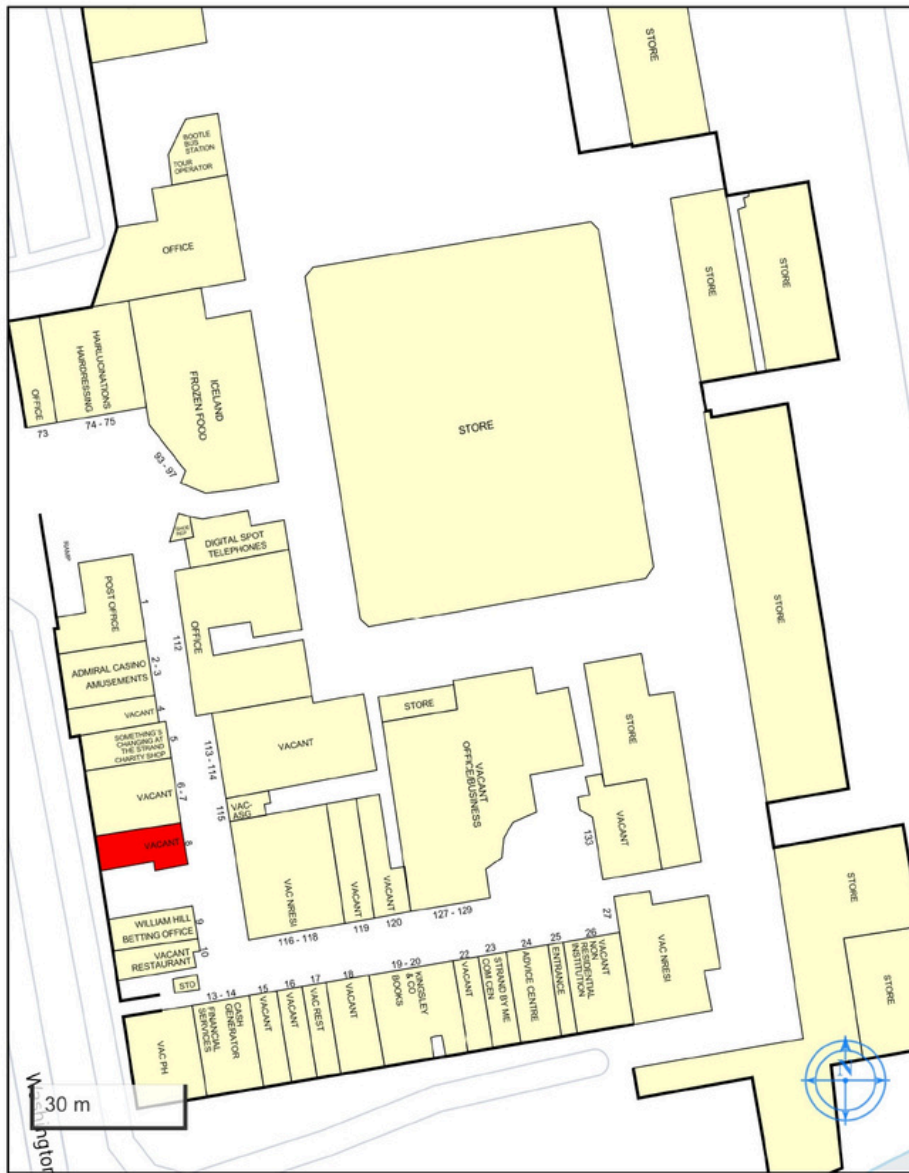
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 Bootle (8 The Palatine Goad)
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