

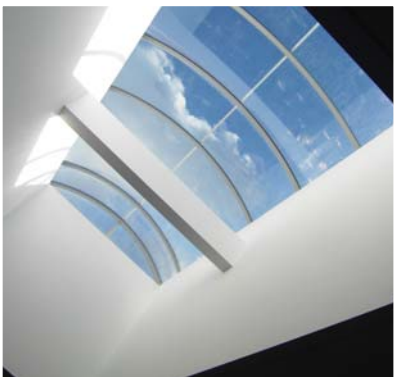
J4 M57 KNOWSLEY TO LET 1,980 - 7,040 SQ FT

NEXUS OFFICES KNOWSLEY *OFFICE SPACE*

- BRIGHT OPEN PLAN OFFICE SUITES
- FULLY AIR CONDITIONED
- SECURE PARKING



SAT NAV INFO **L34 9HX**

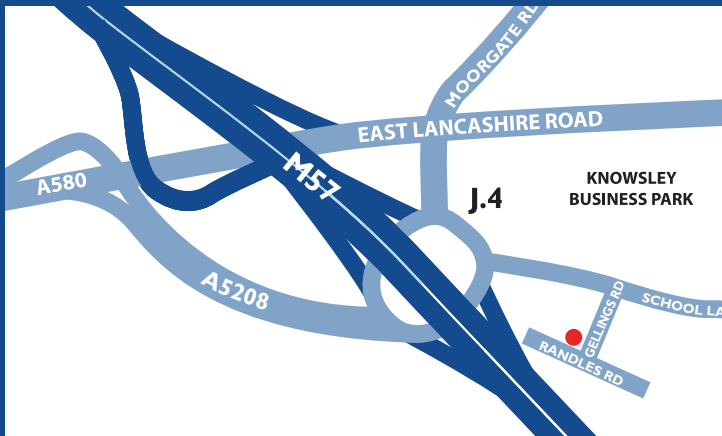


LOCATION

Nexus is situated on junction 4 of the M57 at the intersection of the A580, East Lancashire Road, linking Liverpool and Manchester. The site is strategically located mid way between the M62 to the South and the M58 to the North.

The estate is equidistant from Liverpool City Centre and St Helens town centre, both approximately 7 miles to the South West and East respectively. The office suites are located on Randles Road which links to junction 4 of the M57 via Gellings Road and School Lane.

There are good amenities nearby including the Suites Hotel, Holiday Inn Express and nearby Knowsley Village.



For further information please contact:



0151 255 0755
www.keppiemassie.com

CBRE
CB RICHARD ELLIS
0151 224 7666
www.cbre.co.uk

DESCRIPTION

A range of high specification office units are available, all of which benefit from the following amenities:-

- New full height glazing.
- Excellent natural daylight
- Secure onsite car parking
- Full air conditioning
- Individual entrances
- Integrated fire alarm
- 24 hour access
- Integrated lighting
- Open plan design



RANGLES ROAD

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2010 V06 November