

## Find your business rates valuation

This service will be unavailable between 5pm and 6pm on Thursday 29th August while we carry out some essential maintenance.

BETA This is a new service – your [feedback](#) will help us to improve it.

Summary valuation for

**Elecotimber Frame Ltd Former Building 122 Becker Industrial Coatings Ltd,  
Goodlass Road, Liverpool, L24 9HJ**

<b>Description</b>		<b>Valuation scheme reference</b>	<a href="#">448931</a>
Warehouse and premises		<b>Special category code</b>	096G
<b>Local authority</b>	LIVERPOOL	<b>Effective date</b>	2 October 2017
<b>Local authority reference</b>	4310L243022535	<b>List alteration date</b>	26 June 2019
<b>Base rate</b>	£20 per m <sup>2</sup> /unit		
<b>Transitional Relief certificate issued</b>	No		

The rateable value is rounded down to

**£52,000**

This is not the amount you will pay. The rateable value is used to calculate your rates bill.

x

### Transitional Relief

A scheme to limit the increases or decreases in business rates arising from revaluations in order to phase in changes over a period of time. Annual increases or decreases in the amount payable by a ratepayer are restricted to percentages that are set down in law.

As part of the transitional relief scheme, the VOA issues Transitional Relief certificates.

This is the summary valuation.

If you're the owner or occupier, you can register or sign in and claim this property to:

- view the detailed valuation
- confirm your property details or tell us that something is incorrect (check)
- tell us that you disagree with the valuation (challenge)

Already registered? [Sign in](#)

### Parts of the property

Floor	Description	Area m <sup>2</sup> /unit	Price per m <sup>2</sup> /unit	Value
Ground	Warehouse	1893.1	£24.31	£46,021
Ground	Warehouse	17.4	£19.50	£339
Ground	Canopy	177.8	£3.00	£533
Ground	Portable Building	160	£33.75	£5,400
		2,248.3		£52,293

Total value: £52,293

### How the valuation was calculated

The Valuation Office Agency (VOA) puts similar properties into a group called a [valuation scheme](#) and:

- applies a range of values per m<sup>2</sup> (or unit) to the valuation scheme
- applies a base rate to individual properties in the scheme

The base rate for this property is £20.00 per m<sup>2</sup>/unit.

The VOA measured this property using a method called gross internal area (GIA).

GIA measures the whole enclosed area of a building within the external walls.

If necessary, the VOA then make adjustments to the rate given to each of the property's different parts.

The rateable value of this property is the sum of all the rates given to its different parts, rounded down to £52,000.

[Learn more about how the VOA values properties](#)

Restricted [terms and conditions](#) apply.