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LIVERPOOL  
ONE



# 66-78 Lord Street

LIVERPOOL L2 1TL

14,582 SQFT OF UPPER FLOOR COMMERCIAL SPACE  
TO LET - AT THE HEART OF THE RETAIL CORE



# Location & Description

## LOCATION

The properties, fronting onto Lord Street, are at the heart of Liverpool's retail core and form part of the prestigious Liverpool ONE retail and leisure development. The buildings occupy a prominent position on the southern side of the pedestrianised area, close to the junction of Paradise Street and Church Street.

Being located within the retail district means the accommodation is easily accessible by bus, train or Mersey Ferry whilst car parking is available in one of the three Liverpool ONE car parks.

## DESCRIPTION

The upper floor accommodation, extending to some 14,582 sqft provides a range of office space situated across three separate buildings that have the potential to be interconnected.

Currently office accommodation, the space may be suitable for a variety of uses including hotel, hostel, educational, professional services, etc (subject to planning). Offers will be considered for the whole, single floors or as a combination of buildings.

76-78 Lord Street offers largely open plan office accommodation, available on a floor-by-floor basis, with the benefit of lift access to all levels.

66-68 Lord Street is a self-contained building offering a range of office space and consulting rooms on three upper floors, accessed from street level at 66 Lord Street.

# Availability

76-78 LORD STREET	Area (NIA)
First Floor	<b>LET</b>
Second Floor	2,969 sqft
Third Floor	3,112 sqft
Fourth Floor	3,337 sqft
<b>NIA TOTAL</b>	<b>9,418 sqft</b>
Available on a floor-by-floor basis.	

66 - 68 LORD STREET	Area (NIA)
First Floor	2,806 sqft
Second Floor	1,111 sqft
Third Floor	1,247 sqft
<b>NIA TOTAL</b>	<b>5,164 sqft</b>
Available as a self-contained building.	

## TERMS

On application to the joint agents.

## RATES

Interested parties should make their own enquiries about rateable values through the local rating authority, Liverpool City Council on 0151 233 3068.

## SERVICE CHARGE

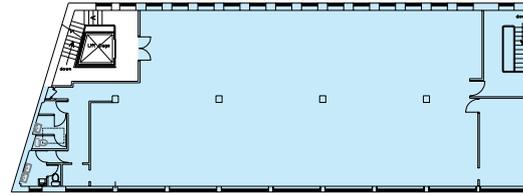
A service charge will be levied to cover the costs of maintenance of the common areas.

## EPC

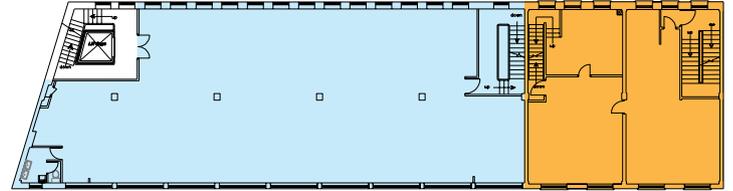
Floors 2-4 of 76-78 Lord Street have a combined EPC rating of G189.

Floors 1-3 of 66-68 Lord Street have a combined EPC rating of F145.

Further information is available on request.

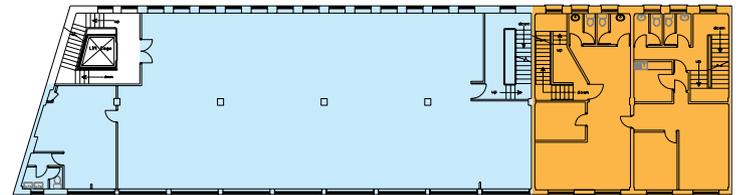


4th FLOOR 76-78 LORD STREET



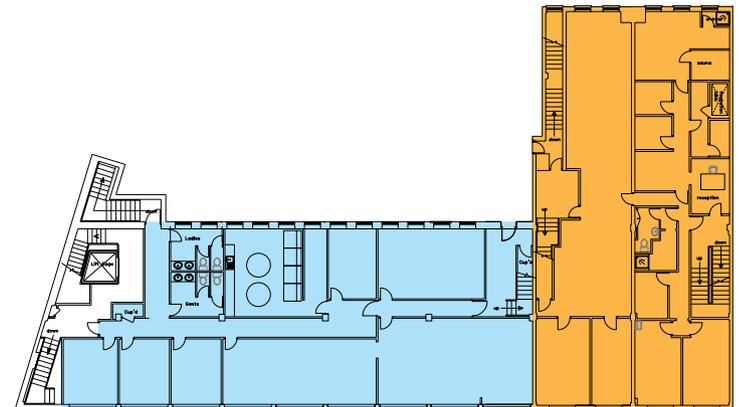
3rd FLOOR 76-78 LORD STREET

66-68 LORD STREET



2nd FLOOR 76-78 LORD STREET

66-68 LORD STREET



1st FLOOR 76-78 LORD STREET

66-68 LORD STREET



 **WORTHINGTON OWEN.**

**0151 230 1130**

WORTHINGTONOWEN.COM

**ANDREW OWEN**  
 M: 07798 576 789  
 andrew@worthingtonowen.com

**MARK WORTHINGTON**  
 M: 07713 884 784  
 mark@worthingtonowen.com

 **keppie massie**

**0151 255 0755**  
 www.keppiemassie.com

**TONY REED**  
 M: 07736 823 692  
 tonyreed@keppiemassie.com

**ADAM TAYLOR**  
 M: 07803 298 330  
 adamtaylor@keppiemassie.com

 **GROSVENOR**

 **LIVERPOOL ONE**

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