



TO LET – Former Car Showroom with workshop & yard area 151-153 Old Chester Road, Bebington CH63 8NE

**mason
owen...**

property consultants

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- Former Car Showroom extending to 16,165 sq ft comprised of Showroom, office, storage and workshop/production areas
- Yard to rear accessed via Kings Lane
- Parking area at front of property for approximately 15 vehicles

Former Car Showroom with Workshop & Yard Area

151-153 Old Chester Road
Bebington CH63 8NE



Location

The immediate location surrounding the site offers a parade of retail shops, 6 schools, 1 college and 1 nursery. There is a large format Tesco Metro to the south and a Lidl supermarket to the North.

The site fronts onto the B5149 with a bus stop within 50 yards providing services to Liverpool (Northbound) and Chester (Southbound). Further transport links are provided by the A41 to the north east and the M53 motorway to the south west and rail services via Rock Ferry.

Area

16,135 sq ft (1498.99 sq.m.)

Tenure

New full repairing and insuring lease on terms to be agreed.

Rent

Offers invited

Rates

Rateable Value: £49,600
Rates Payable: £24,751 (Financial Year 2021-2022)

EPC

E123

Legal Costs

Each party to be responsible for their own legal costs.

Agents Note: Under Money Laundering Regulations, we are obliged to verify the identity of a proposed purchaser/tenant once a sale/letting has been agreed and prior to instructing solicitors. This is to help combat fraud and money laundering and the requirements are contained in statute. A letter will be sent to the proposed purchaser/tenant once the terms have been agreed.



Viewing

Strictly through the agent:

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