

# Glacier Buildings

Harrington Road, Liverpool. L3 4BH

Warehouse | 8,043 ft<sup>2</sup>



Roller shutter door



Three-phase electricity



Ancillary office space



1 mile to Liverpool City Centre



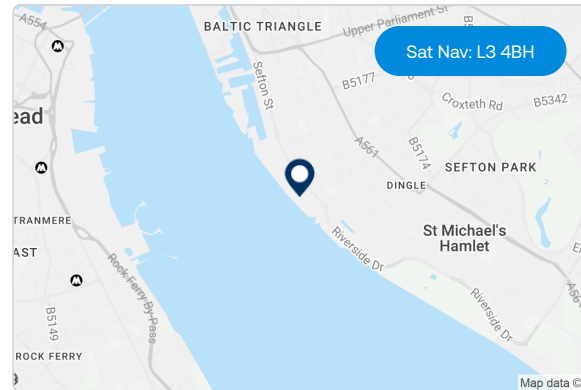
5.2 m eaves height



On site parking

Available to Let





## Description

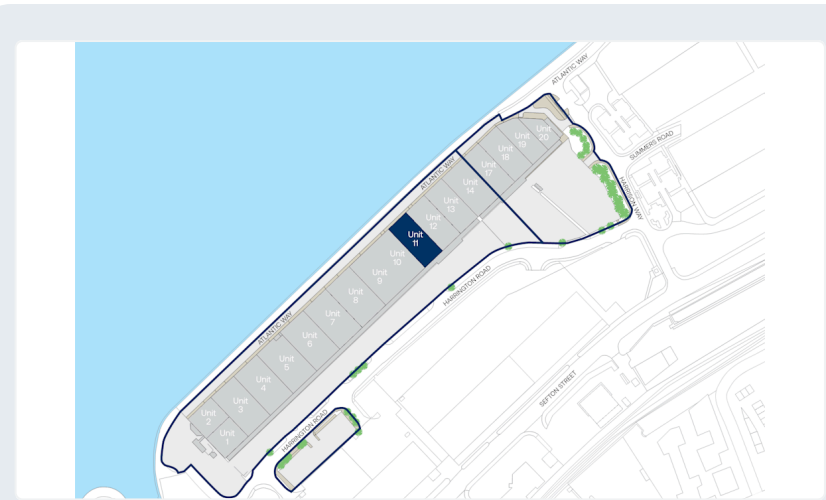
Modern warehouse/industrial unit within a self-contained site of approximately two acres. The unit benefits from roller shutter door, 5.2m eaves height, 3 phase electricity and ample parking spaces. The property also has generous separate office space.

Situated within close proximity to the City Centre, Baltic Triangle and Brunswick Station, this unit is ideal for commercial use."

## Location

Glacier Buildings is situated at Brunswick Dock, accessed off Sefton Street (A5036). It is one of the main arterial routes into the City Centre providing a mix of leisure and residential uses and is in close proximity to Baltic Triangle.

The property has excellent public transport links with Brunswick Merseyrail Station across from the business park and local bus routes servicing the area. Liverpool John Lennon Airport is just 7 miles to the south.



## Accommodation:

Unit	Property Type	Size (sq ft)	Availability
Unit 11	Warehouse	8,043	Immediately
Total		8,043	

## Further information

**EPC**  
Unit 11: C

**Terms**

Available on new full repairing and insuring leases.

**Legal costs**

All parties will be responsible for their own legal costs incurred in the transaction.

[Book a viewing](#)

**Charlotte Middleton**  
Mileway  
northwest@mileway.com  
01925 358160

**Tony O'Keefe**  
LM6  
tony.okeefe@lm6.co.uk  
0151 541 2447

**Thomas Marriott**  
B8 Real Estate  
thomas@b8re.com  
07769 250 494

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