

RAPLEYS

TO LET Motor Dealership

rapleys.com
0370 777 6292

133 Sefton Street
Liverpool L8 4DX

CONTACT **William Seddon**
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Peter Paphitis
07917 674909 | peter.paphitis@rapleys.com



Prime motor dealership
premises

Suitable for alternative uses,
subject to planning

816.40 sq m on 0.33 hectare
(8,782 sq ft on 0.82 acre) approx

Prominent position fronting
Sefton Street (A5026)

Established automotive location

Nearby occupiers include
**Renault & Nissan, Jaguar &
Land Rover, Fiat and Seat**



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Location

The property is prominently positioned fronting Sefton Street, a principal route running parallel with the River Mersey into Liverpool city centre, which is approximately 1.5 miles to the north. The Birkenhead Tunnel is approximately 1.8 miles north and the M62 5.5 miles north east.

The surrounding area is predominantly commercial in nature and is an established motor trade destination with nearby occupiers including **Renault & Nissan, Jaguar & Land Rover, Fiat, Seat, Mazda** and **Kia**.

Description

The premises comprise a purpose built motor dealership of steel portal frame construction with a combination of glazed and aluminium clad elevations.

Internally, the property is traditionally arranged with a modern showroom fronting Sefton Street .

The showroom currently accommodates circa 8 vehicles, with an open plan sales area to the rear. Additional offices, storage and staff ancillary areas are provided at ground and first floor level, along with a 5 bay workshop which includes WC facilities and a staff kitchen.

Externally, the forecourt has capacity to accommodate approximately 74 vehicles.

Accommodation

The property comprises the following approximate floor areas:

	Sq m	Sq ft
Showroom	310.80	3,345
Offices	44.80	482
Parts store	51.70	556
Ancillary	45.90	494
Workshop	224.40	2,415
Valet Bay	80.00	861
First Floor		
Ancillary	58.80	629
Total	816.40	8,782
	Hectare	Acre
Total Site Area (edged red)	0.33	0.82
Vehicle display		33 spaces approx
Parking		41 spaces approx

Note: The areas have been calculated in accordance with the RICS Code of Measuring Practice on an approximate gross internal basis and must be verified by interested parties. Unless otherwise stated, the site areas/dimensions are scaled from the Promap Mapping System and must be verified by interested parties.

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Rateable Value

The property is listed in the 2017 Valuation List as “Car Showroom & Premises”. Rateable Value £81,000. Please note this is not the rates payable.

Interested parties are advised to make their own enquiries to the local authority regarding the rates liability and any reliefs that may be available.

Further information is also available at www.voa.gov.uk.

Tenure

Leasehold only.

Terms

Further information available upon request.

Planning

We understand the property currently has consent for motor vehicle dealership use.

Interested parties are advised to satisfy themselves with regards to alternative uses with Liverpool City Council Planning Department on 0151 233 3021.

Energy Performance

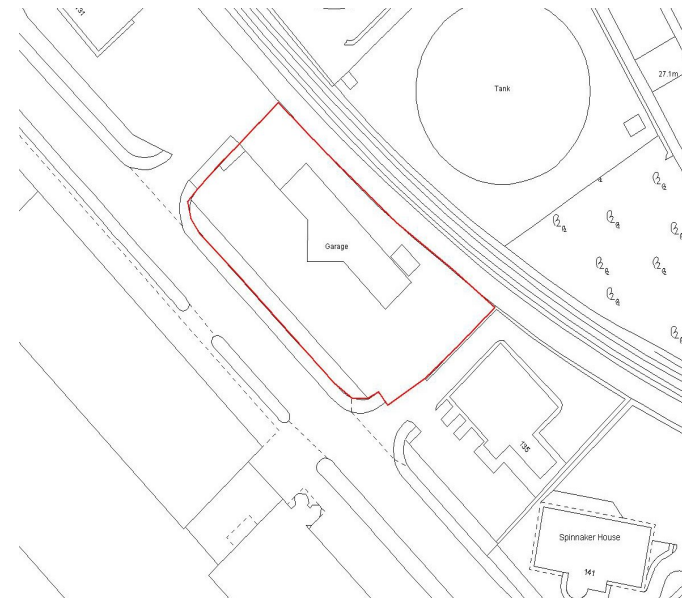
Energy Performance Certificate to be confirmed.

VAT

All figures quoted are exclusive of Value Added Tax which will be charged at the prevailing rate.

Viewings

All viewings to be arranged through the sole agents.



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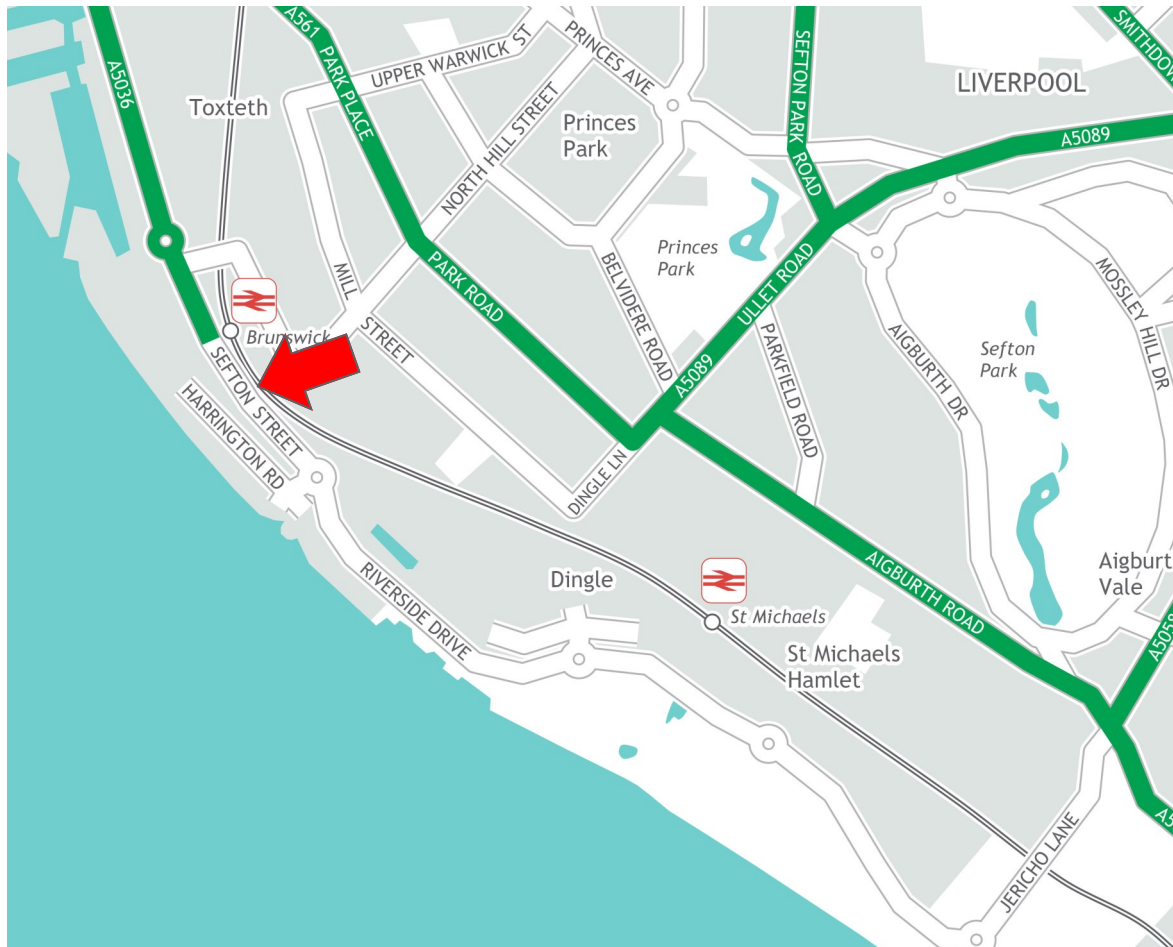
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