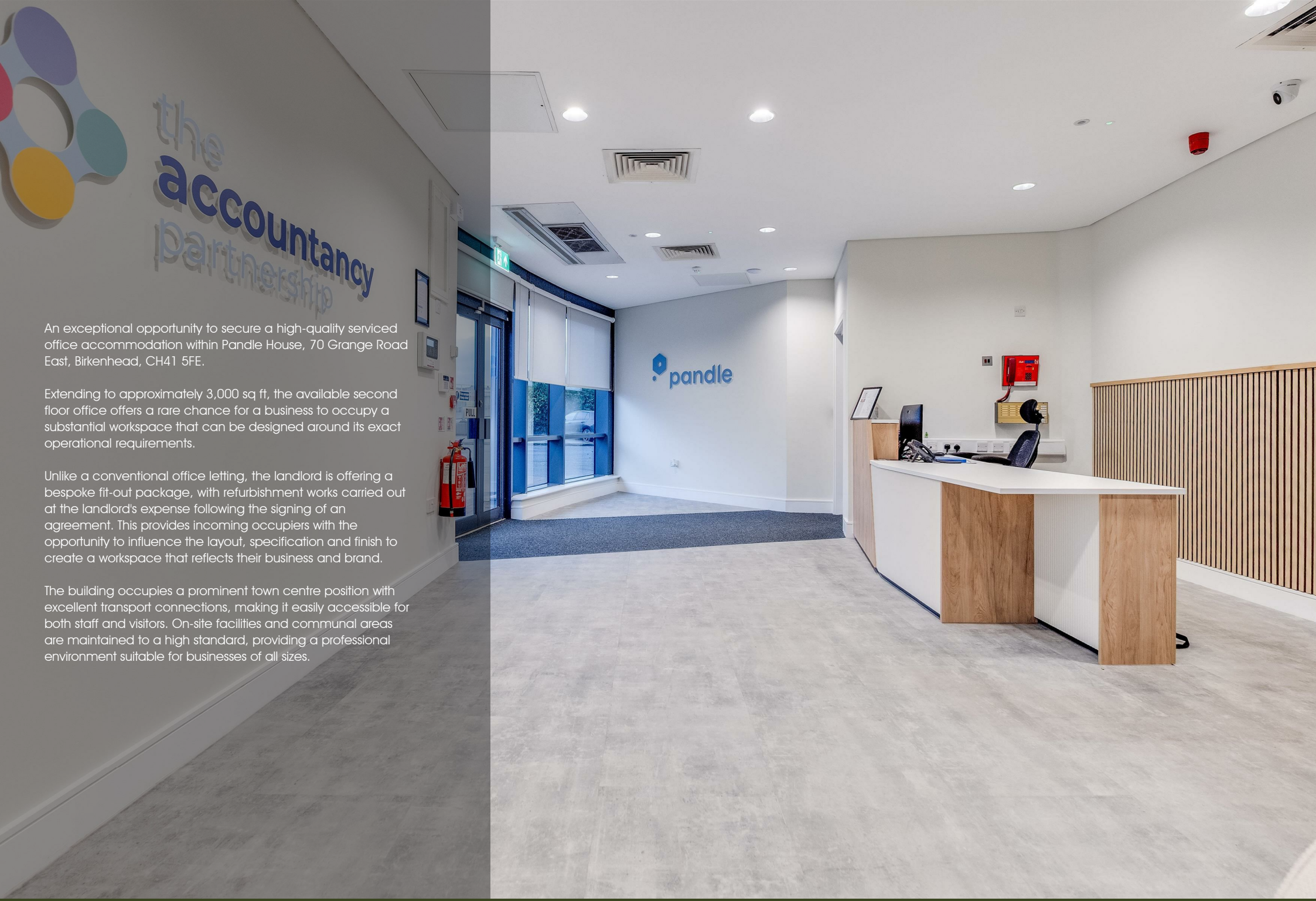



Constables
SALES & LETTINGS

Grange Road East, Birkenhead

£4,000




An exceptional opportunity to secure a high-quality serviced office accommodation within Pandle House, 70 Grange Road East, Birkenhead, CH41 5FE.

Extending to approximately 3,000 sq ft, the available second floor office offers a rare chance for a business to occupy a substantial workspace that can be designed around its exact operational requirements.

Unlike a conventional office letting, the landlord is offering a bespoke fit-out package, with refurbishment works carried out at the landlord's expense following the signing of an agreement. This provides incoming occupiers with the opportunity to influence the layout, specification and finish to create a workspace that reflects their business and brand.

The building occupies a prominent town centre position with excellent transport connections, making it easily accessible for both staff and visitors. On-site facilities and communal areas are maintained to a high standard, providing a professional environment suitable for businesses of all sizes.



Constables
SALES & LETTINGS

- £4,000 PCM
- Professional serviced office environment
- Second Floor Office Space Approx 3,000 sq ft
- Excellent transport links and local amenities
- Prominent Birkenhead town centre location
- Ideal for growing businesses, regional headquarters or corporate occupiers





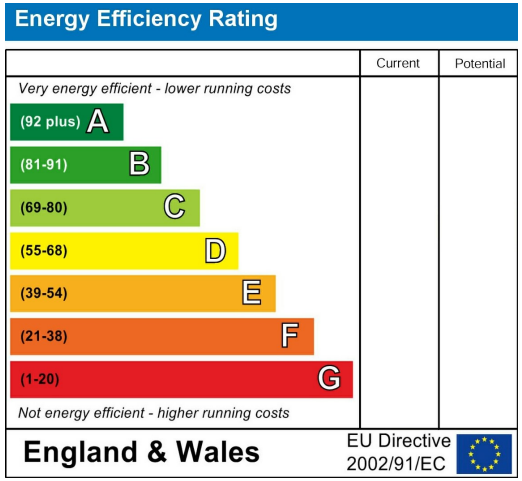


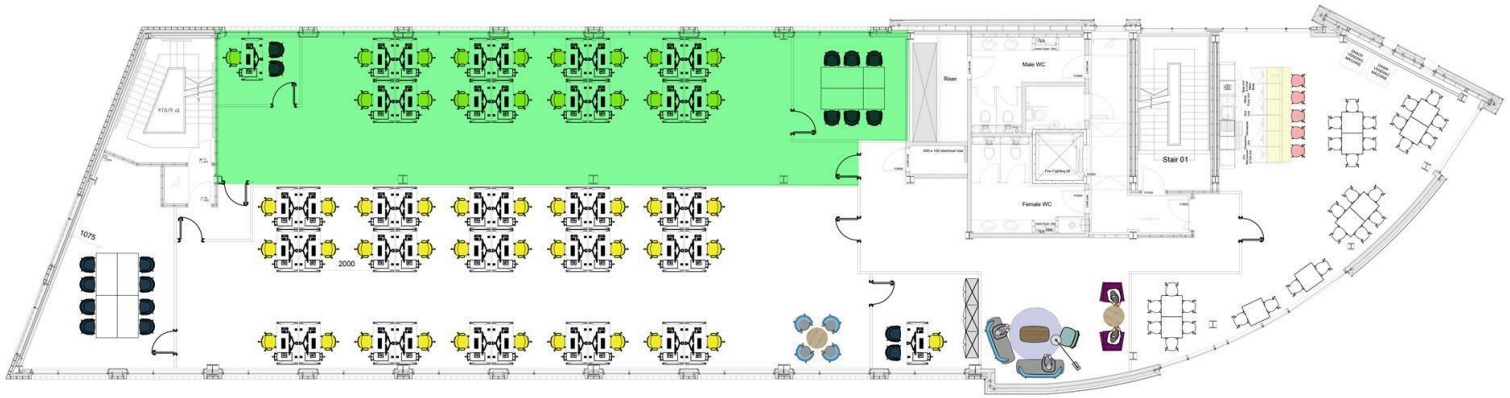


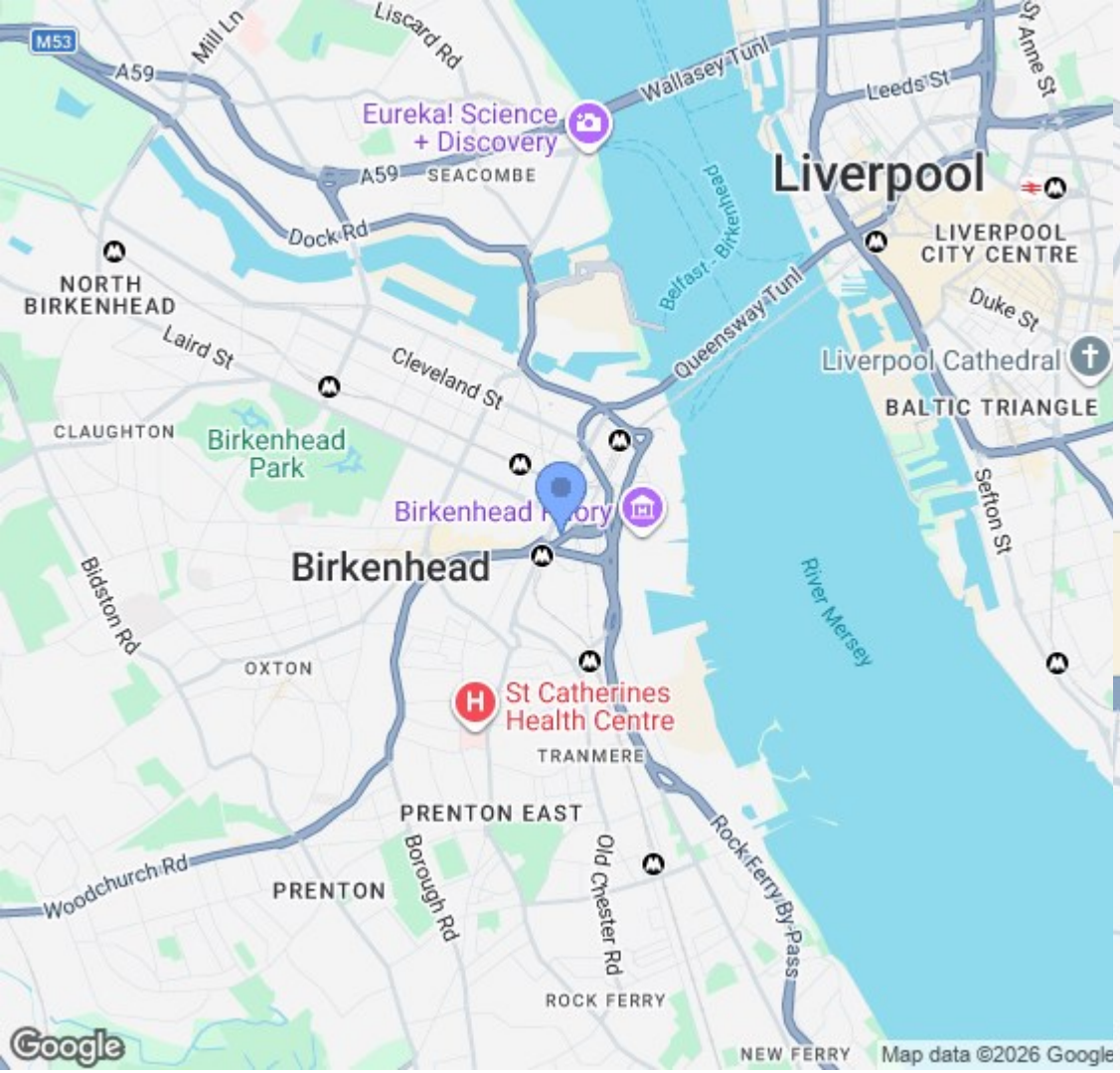


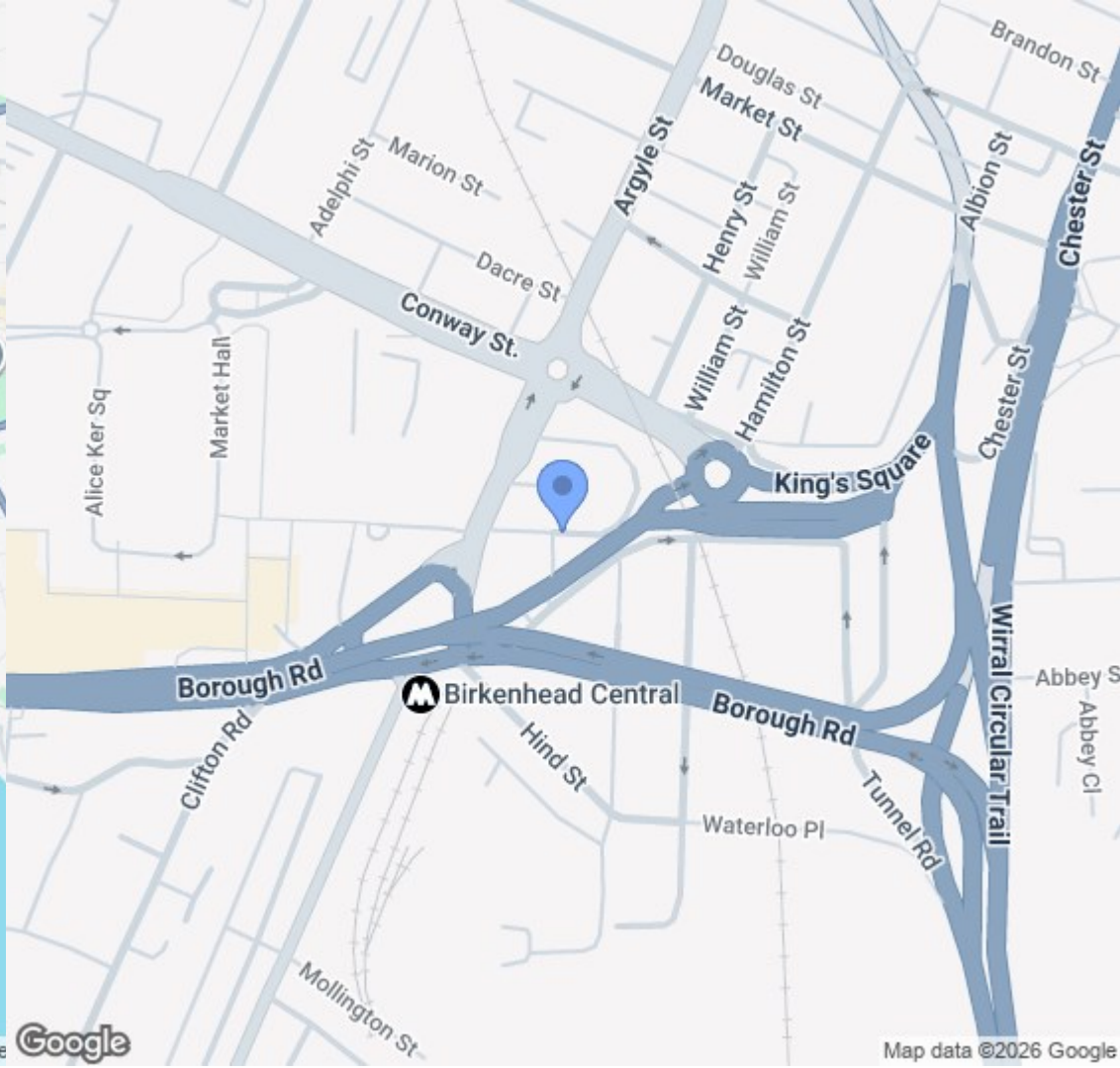


# EPC & Floor Plan






# Location Map

# Constables

SALES & LETTINGS

21 High Street, Neston

South Wirral,Neston,Cheshire

www.constablesestateagents.co.uk

info@constablesestateagents.co.uk

0151 353 1333