



ATLANTIC  
Albert Dock, Liverpool  
PAVILION



Offices To Let

7,000 sq ft to 17,965 sq ft (650 sq m to 1,669 sq m)

Around the **dockside** you'll find The Tate, restaurants, cafés, hotels & wine bars.

**Albert Dock** sits proudly at the heart of Liverpool's World Heritage waterfront.



Grosvenor's Liverpool ONE brings the best of international shopping and over 5,000 parking spaces to your doorstep whilst the adjacent Echo Arena and BT Convention Centre is acknowledged as one of the UK's most sought after venues.

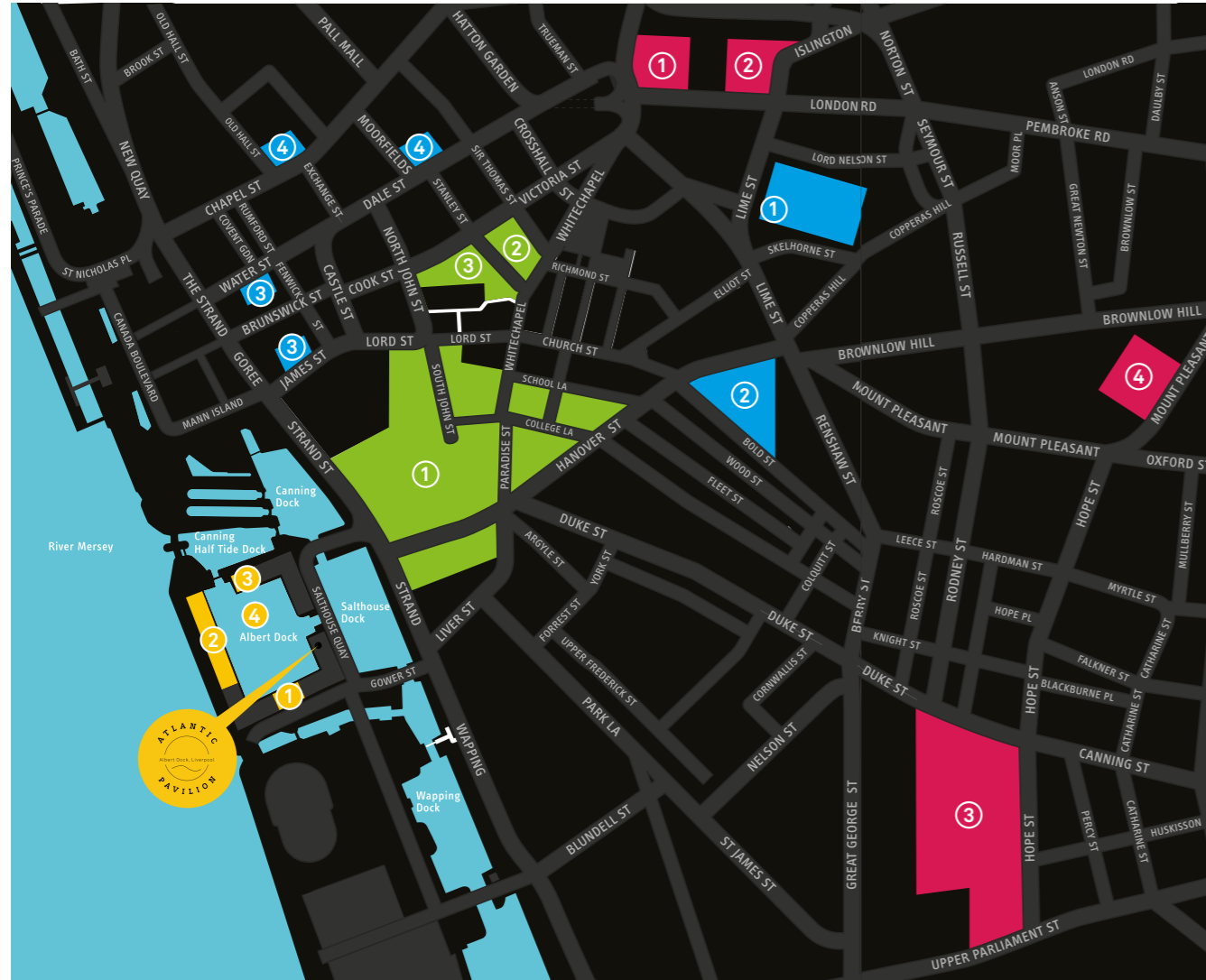


The quayside offices are just **two minutes' walk** from the City's **retail, leisure** and **business** centres.

ATLANTIC

PAVILION

## Amenities



① The Beatles Story  
[www.thebeatlesstory.com](http://www.thebeatlesstory.com)

② Tate Liverpool  
[www.tate.org.uk/liverpool](http://www.tate.org.uk/liverpool)

③ Mersey Maritime Museum  
[www.liverpoolmuseums.org.uk](http://www.liverpoolmuseums.org.uk)

④ The Albert Dock  
[www.albertdock.com](http://www.albertdock.com)



① Liverpool One shopping centre  
[www.liverpool-one.com](http://www.liverpool-one.com)

② Metquarter shopping centre  
[www.metquarter.com](http://www.metquarter.com)

③ Cavern Walks shopping centre  
[www.cavern-walks.co.uk](http://www.cavern-walks.co.uk)



① Lime Street Station

② Central Station

③ James Street Station entrances

④ Moorfields Station entrances



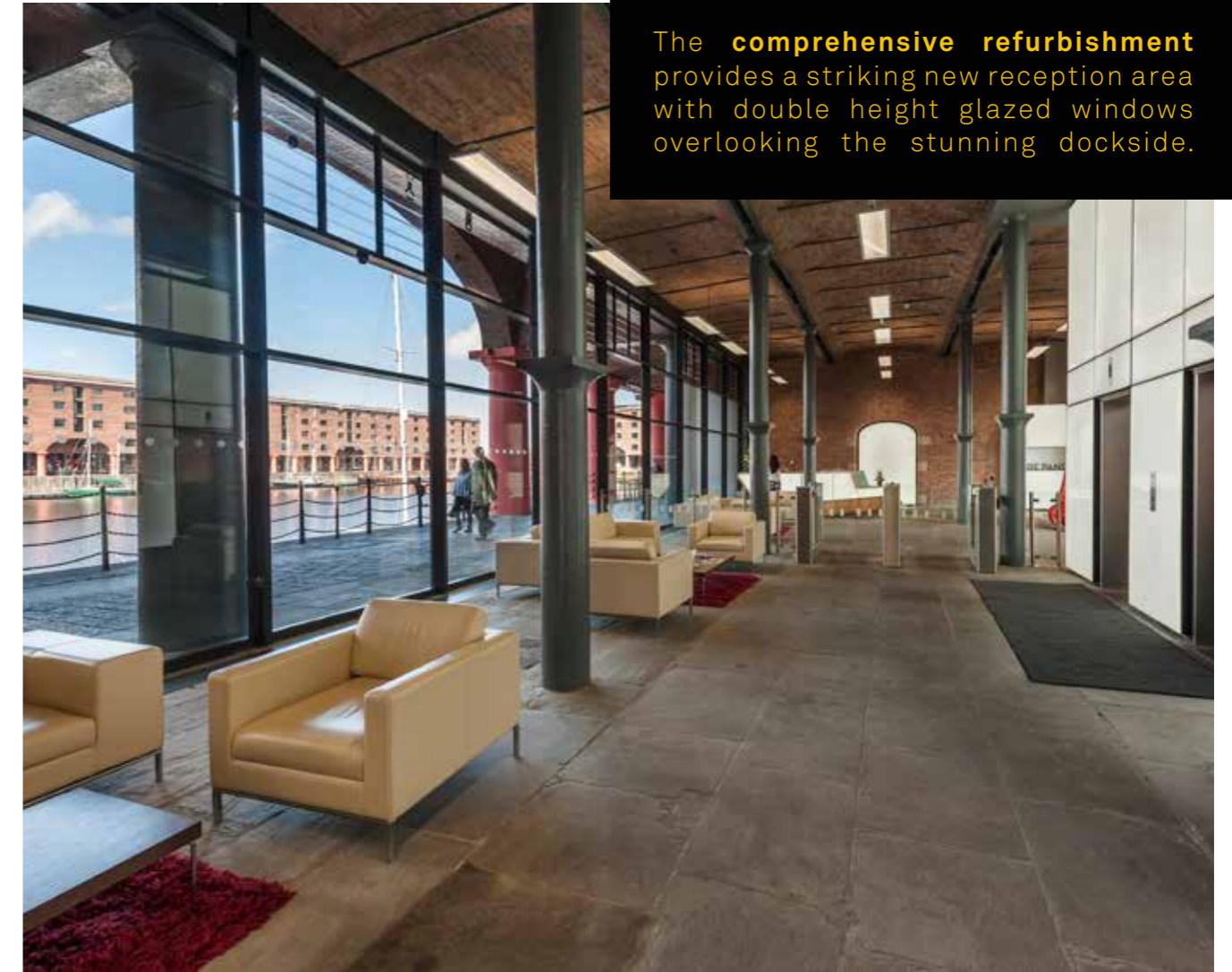
① World Museum Liverpool  
[www.liverpoolmuseums.org.uk](http://www.liverpoolmuseums.org.uk)

② Walker Art Gallery  
[www.liverpoolmuseums.org.uk](http://www.liverpoolmuseums.org.uk)

③ Liverpool Cathedral  
[www.liverpoolcathedral.org.uk](http://www.liverpoolcathedral.org.uk)

④ Metropolitan Cathedral  
[www.liverpoolmetrocathedral.org.uk](http://www.liverpoolmetrocathedral.org.uk)

## The Offices



The **comprehensive refurbishment** provides a striking new reception area with double height glazed windows overlooking the stunning dockside.

**Atlantic Pavilion** lies on the South East corner of Albert Dock. The fourth floor office suite has been completely remodelled to meet the needs of the modern occupier, incorporating;

- comfort-cooling
- raised floors
- metal ceilings
- two passenger lifts
- one goods lift (both serve all floors)

The fourth floor office comprises a net internal area of 17,965 sq ft (1,669sqm) which can be sub-divided from 7,000 sq ft (650sqm).

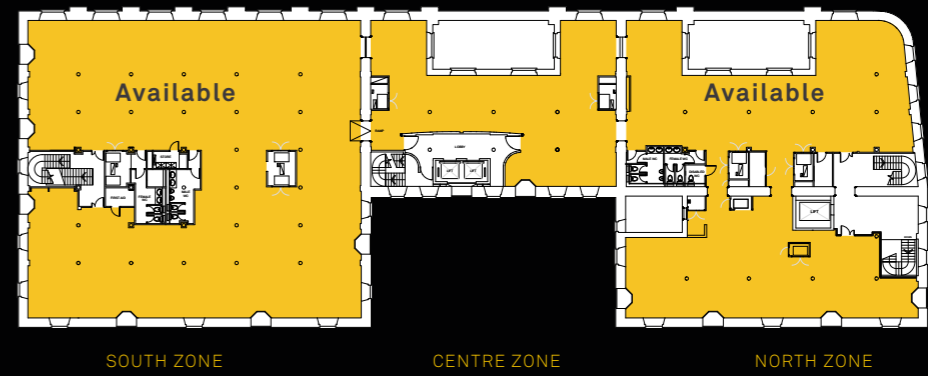
**14 parking spaces** are available with the accommodation.



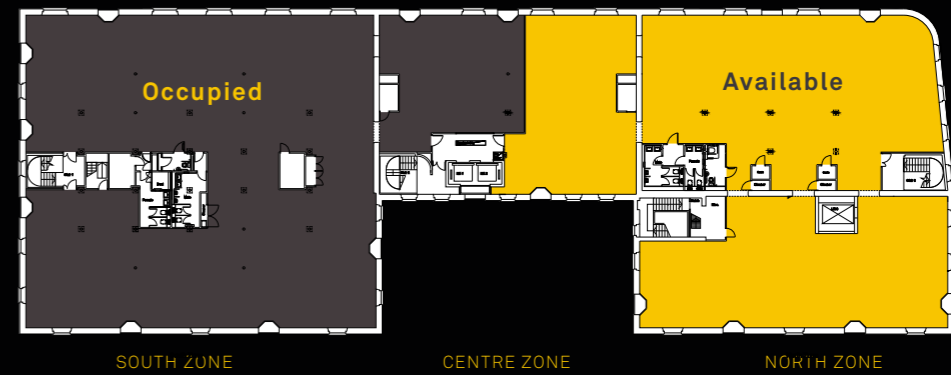


**Offices available from 7,000 sq ft to 17,965 sq ft**  
(650 sq m to 1,669 sq m)

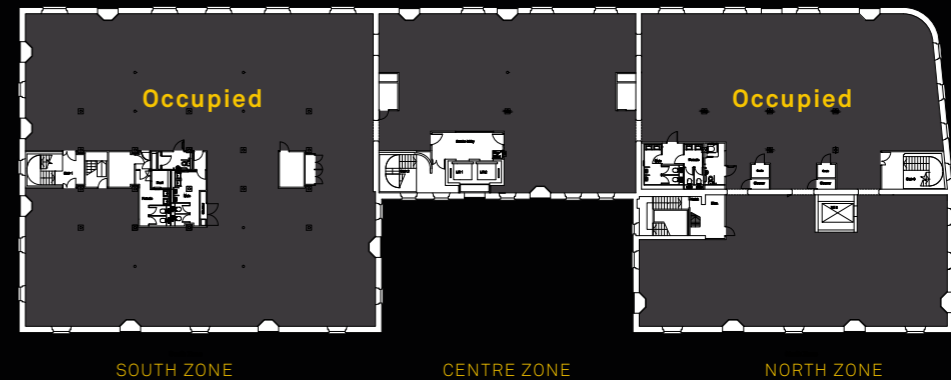
First Floor Available to Let **1436m<sup>2</sup> (15456ft<sup>2</sup>)**



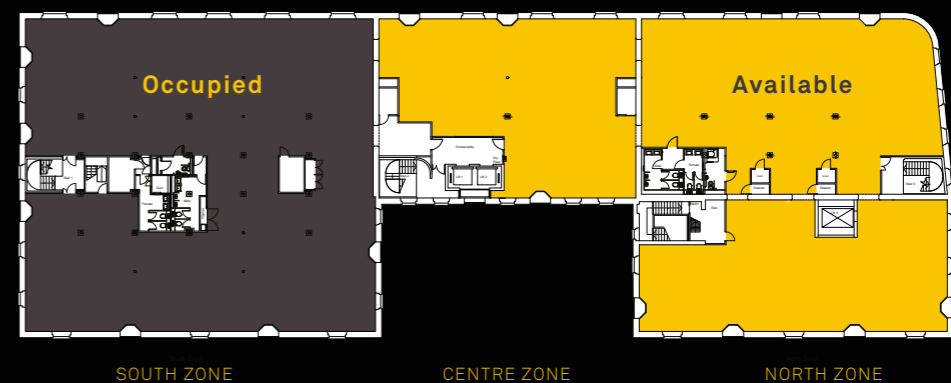
Second Floor Available to Let **763m<sup>2</sup> (8212ft<sup>2</sup>)**



Third Floor **1644m<sup>2</sup> (17695ft<sup>2</sup>)**



Fourth Floor Available to Let **880m<sup>2</sup> (9472ft<sup>2</sup>)**



## The Offices

### Terms

The accommodation is available to let as a whole or part-floor basis by way of a new sublease(s) on terms to be agreed at a commencing rental of £13.00 psf.

### Legal Costs

Each party will be responsible for its own legal costs incurred in transactions.

### VAT

All prices are quoted free of but may be liable to VAT.

### Viewing

Strictly by appointment through Worthington Owen

SUBJECT TO CONTRACT

### Contact

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sarah@worthingtonowen.com



For more information visit [www.atlanticpavilion.co.uk](http://www.atlanticpavilion.co.uk)



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