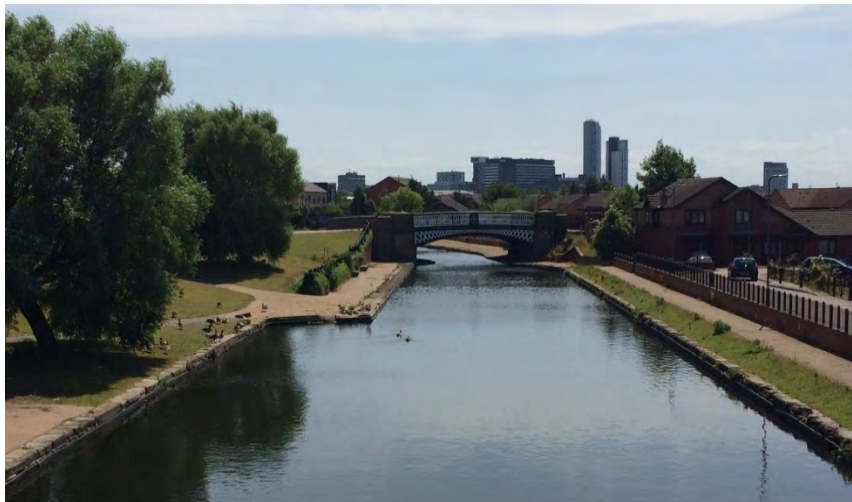


Offices | Meeting Rooms | Call Answering | Mailboxes



## The Liverpool Film Studios

105 Boundary Street, Liverpool, L5 9YJ





## The original Liverpool Film Studios

Historically the Liverpool Film Studios has been a home for a number of film production companies making a variety of different films/programmes. The film 51st State featuring Samuel L Jackson and Robert Carlyle was one of the first films produced at the centre but more recently we have provided accommodation to the team that made the award winning television series "Cilla". We regularly have production teams in residence but provide accommodation to all organisations requiring good quality office space in the area.



## The perfect home for your organisation

The Liverpool Film Studios have been providing high quality serviced office space for over fifteen years from its conveniently located Boundary Street address. The centre has a range of office suites that can accommodate 1 to 100 people on both flexible and long term arrangements to suit the occupier and their circumstances.

The site benefits from ample free onsite parking with additional parking available on the road to the front of the property. It also has a number of workshop/industrial units plus a number of small storage units to the rear of the property.

**“Our thanks to Holly and her lovely team who have made us feel very welcome, are attentive to our needs at all times and a pleasure to deal with.”**

Lindsay Davies - Production Manager of Channel 4's One Born Every Minute



## A new centre

The centre is mid-way through a significant refurbishment. Having just installed new double glazing and fascias to the property, work has moved to the interior. The reception and ground floor common parts are being upgraded along with the actual office space.

## A great location

The Liverpool film studios are conveniently located between Vauxhall Road and Derby Road on Boundary Street which is approximately 1 mile to the North of Liverpool City Centre.

The site is close to the Kingsway and Birkenhead tunnels, The East Lancashire Road, M57 & M58. It also benefits from good access to Sefton, Aintree, Southport, Crosby and North Liverpool.

Sandhills train station is a short walk which is on lines connecting Southport and Ormskirk with Liverpool Moorfields and Liverpool Central stations.

## Terms to suit you

We aim to provide you with accommodation on terms that suit you. Whether you need the space for a short term project or would like to make the centre your long term home, we are able to provide flexible terms to suit your exact needs.

## Features

- Serviced office space
- 1 – 100+ workstations
- Suites from 1 – 15 Desks
- Workshops/Industrial units
- Storage facilities
- Extensive free onsite parking
- Data connections
- Telephone lines
- Professional receptionist
- Meeting rooms (2-20 People)
- Post handling
- Photocopier
- Call answering/forwarding services
- Fully fitted offices
- Furnished office space
- Cat 5 data cabled
- Double glazing
- Personal/Virtual Assistant
- Cleaning
- On site management
- CCTV
- 24/7 access
- Flexible monthly licences
- Business rates relief (if qualify)
- Space designed to suit you

### Misdescription Act

The agents on their behalf and for the sellers or lessors of this property whose agents they are, give notice that: (i) The particulars are set out as a general outline only for guidance of intending purchasers or lessees and do not constitute, nor constitute part of, an offer or contract. (ii) All descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct, but any intending purchasers or tenants should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of each of them. (iii) No person employed by the agents has any authority to make or give any representation or warranty whatever in relation to these properties.

SUBJECT TO CONTRACT. Published October 2015



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