

M

PARK

OCEAN PLAZA

Southport

Local Occupiers Include



Marine Drive, Southport, Merseyside, PR8 1SQ



DESCRIPTION

The retail park comprises approximately **95,881 sq.ft.** The minimum eaves height to underside haunch is approximately 6.2m with the ability to accommodate mezzanine floors. The units are serviced via a segregated service road.

LOCATION

Southport is the dominant shopping, leisure and tourist destination for an extensive catchment in the county of Merseyside. The town is situated on the coast approximately 19 miles (31 km) north of Liverpool, 19 miles (31 km) to the south-west of Preston and 49 miles (80 km) to the north-west of Manchester.

SERVICE CHARGE & INSURANCE

The units participates in a service charge scheme. The Landlord will insure the premises, the premiums to be recovered from the tenant.

SERVICES

The units have electricity and water connected.

PLANNING

An incoming tenant must satisfy themselves that their proposed use is acceptable to the Local Planning Authority.

LEGAL COSTS

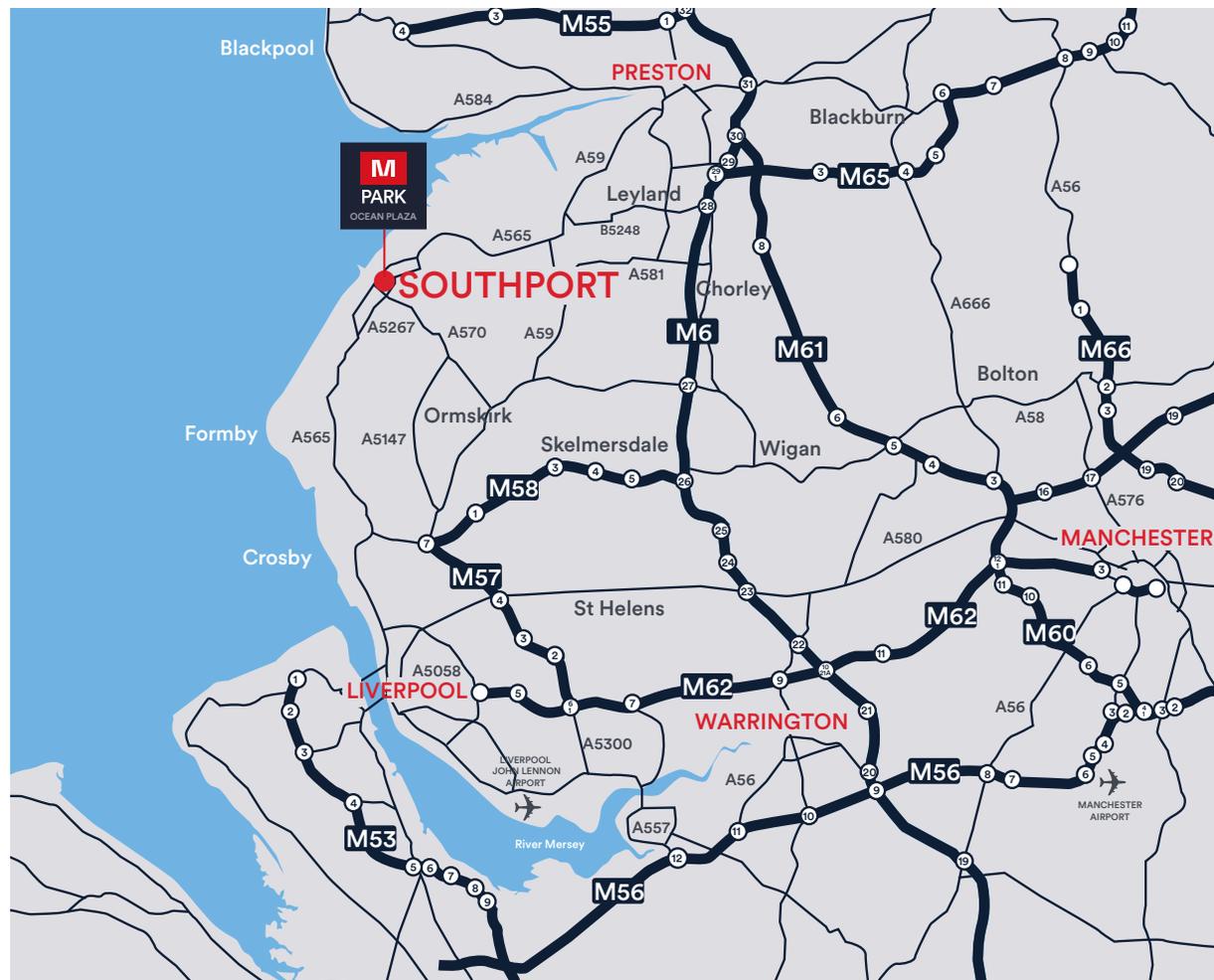
Each party is responsible for their own legal costs in connection with the granting of a lease.

ENERGY PERFORMANCE

Further information available on request.



 <p>Sat Nav PR8 1SQ</p>	 <p>c.8.65 million visitors per annum to Southport</p>	 <p>268,000 people in primary catchment area</p>	 <p>449 Parking spaces</p>	 <p>95,881 sq.ft (8,908 sq.m)</p>
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