

1.29 million sq ft mixed use destination, the beating heart of the world famous Liverpool waterfront.

# ROYAL ALBERT DOCK

LIVERPOOL



No.



Liverpool's number one tourist attraction. This Globally recognised architectural icon is where beautiful things have arrived & delighted for centuries.

Liverpool is the 4th most visited city in the UK more than 50 million visitors every year.

50,000,000+

Liverpool City Region's visitor economy is now worth over £4.9 billion & supports 51,000 jobs.

6,000,000+

annual footfall\*



\*consistent annual Royal Albert Dock Liverpool footfall, last measured by survey 2018

## A world heritage site that has shaped the city

The five blocks of five storey warehouses provide a vast 1.25 million square feet floor space. The quadrangle of water it surrounds is the size of Trafalgar Square.

Integral to the city's industrial heritage, Albert Dock has helped establish Liverpool as a global city.

Introducing people & products, flavours & customs shaping the city & the world beyond.



The 1.25 million sq ft site took five years to build

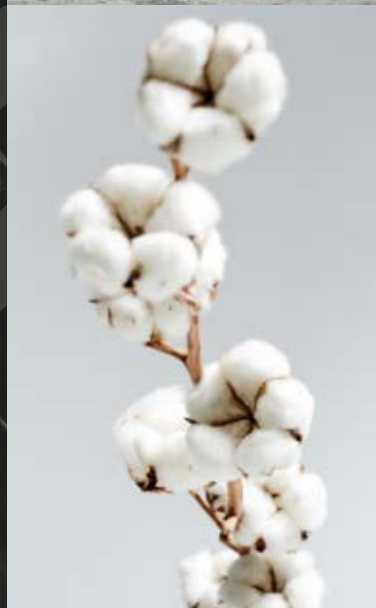
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Overflowing with beautiful things arriving from all over the world



When it first opened in 1846, the dock was filled with valuable cargoes from all over the world including; rum, tobacco, spirits & cotton for the booming Lancashire mills.

## For centuries goods from around the world have been arriving here

Albert Dock has an outstanding track record for import & export. The dock has seen precious cargoes arrive from around the world, establishing & reinforcing strong international trade routes.

With goods came people & an amazing growth in the population of Liverpool. The community became a rich mix from the surrounding region, across the Irish sea & further afield.

This community has been sustained by the professional, commercial & industrial jobs created here & all that goes with the status of a global city.

Enriched by all that has arrived, Liverpool continues to contribute to arts & architecture, sport & education, commerce & culture (and we haven't even mentioned The Beatles...).

This is a city with both a welcoming & sharing spirit. Embracing this guides our diverse & inclusive mix at the dock.

GLOBAL  
AL  
FLAVOURS  
OURS



A fantastic mix  
of Restaurants &  
Evolving Retail\*

Brought to you by  
**Albert Dock**



**Evolving Retail\***

\* We mean progressive, emerging, energetic, un-proven, new, challenging... anything but dull!



INSPIRED BY  
FLAVOURS OF  
THE MIDDLE  
EAST ALONGSIDE  
INCREDIBLE AND  
BOLD, DELICIOUS  
COCKTAILS



**ROUGH  
HANDMADE**  
Boutique Bakery



MARAY

**ESCAPE HUNT**



Liverpool is the 2nd largest city in North West England & the City Region is home to more than 48,000 businesses, providing over 230,000 jobs with a population of over 1.5 million.

Liverpool is one of the world's most distinctive & creative cities – the perfect setting to create the prime leisure destination in Liverpool & the North West.

**70,000** students in the city across 3 universities.

Liverpool also has one of the most impressive collections of museums in Europe, which means one thing – lots of visitors to replenish & refresh!

Royal Albert Dock is anchored by some of the leading visitor attractions in the North West – the Tate, The Merseyside Maritime & International Slavery Museum, the Beatles Story & the Museum of Liverpool.

As well as its cultural destinations, the dock is neighbour to Liverpool One, (over 170 stores, bars & restaurants, with annual footfall over 25 million) and Liverpool's iconic Three Graces.



£800m from Liverpool Cruise terminal. Over 200,000 passengers in 2022.

Albert Dock has over 115 stylish warehouse apartments within The Colonnades.

321 hotel rooms at the dock

Holiday Inn 135  
Premier Inn 186

With over 2000 rooms in the wider docks area.

The adjacent Liverpool Arena, has hosted over 4,500 events since opening, attracted over 8 million visitors for live music, shows & comedy as well as the interconnected arena, conference & exhibition venue.

4,500+  
events since opening

11,000  
Liverpool Arena capacity

8,000,000+  
visitors since opening

Liverpool saw a £40m Eurovision boost in visitor spending, with a further £250m predicted upturn in visitor numbers over the next three years.

£40,000,000



Liverpool – from its stunning world heritage waterfront to its vibrant culture, stylish shops & restaurants, it's a city with a unique spirit & personality

St George Hall

The CAVERN CLUB

Liverpool's Chinatown was the first to be established in Europe



Albert Dock sits opposite Liverpool One, with over 170 stores, bars & restaurants with footfall over 25 million p.a.

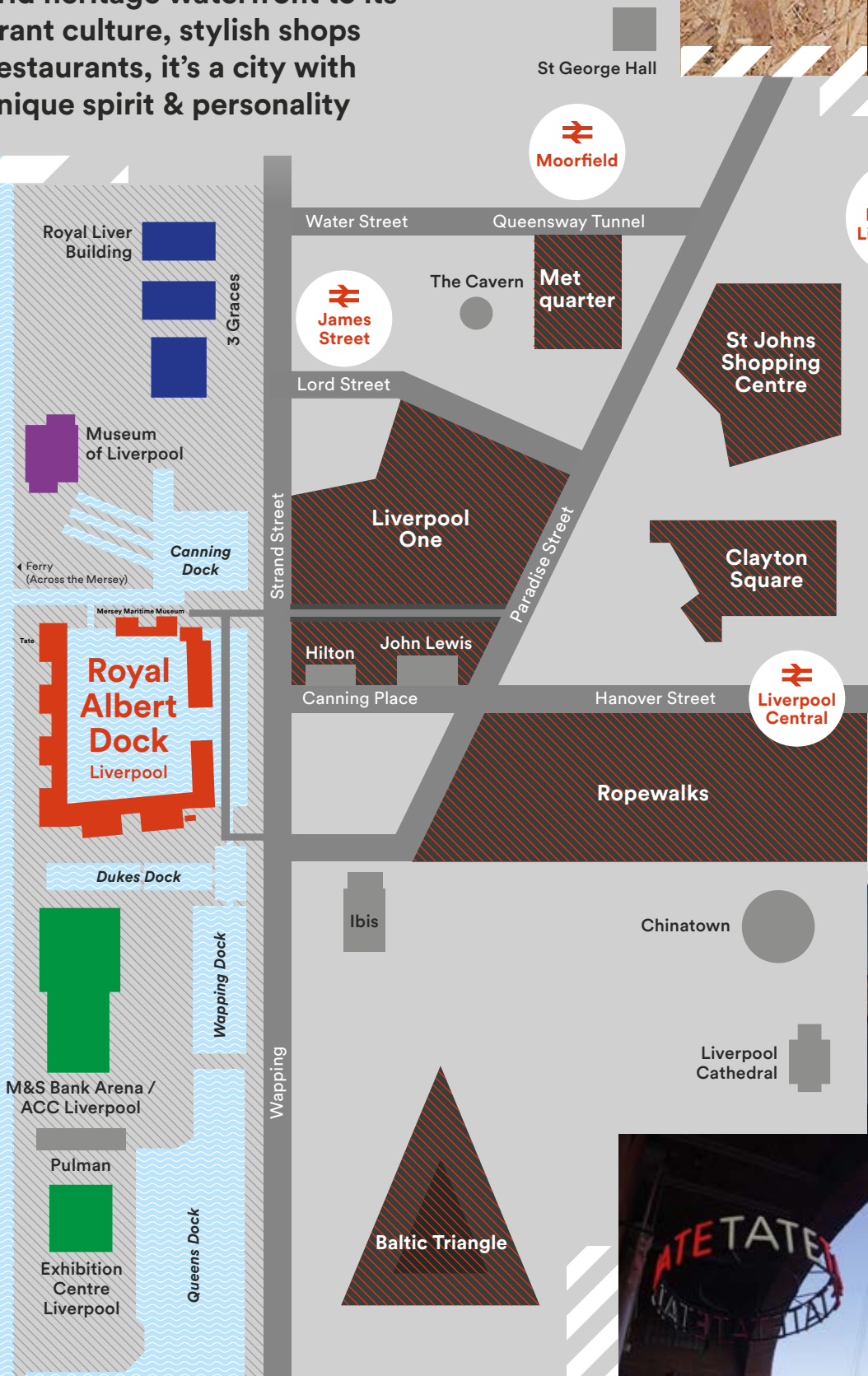


The city has 2,500 listed buildings & 250 public monuments



Albert Dock, The Liver Building, The Cavern, Liverpool One & Bold Street sit at the heart of Liverpool, surrounded by offices, universities, residential, PRS & connected by four train stations & John Lennon airport.

The Mersey  
Liverpool Waterfront



The Albert Dock looked out across the Mersey for over 60 years before being joined by the Three Graces

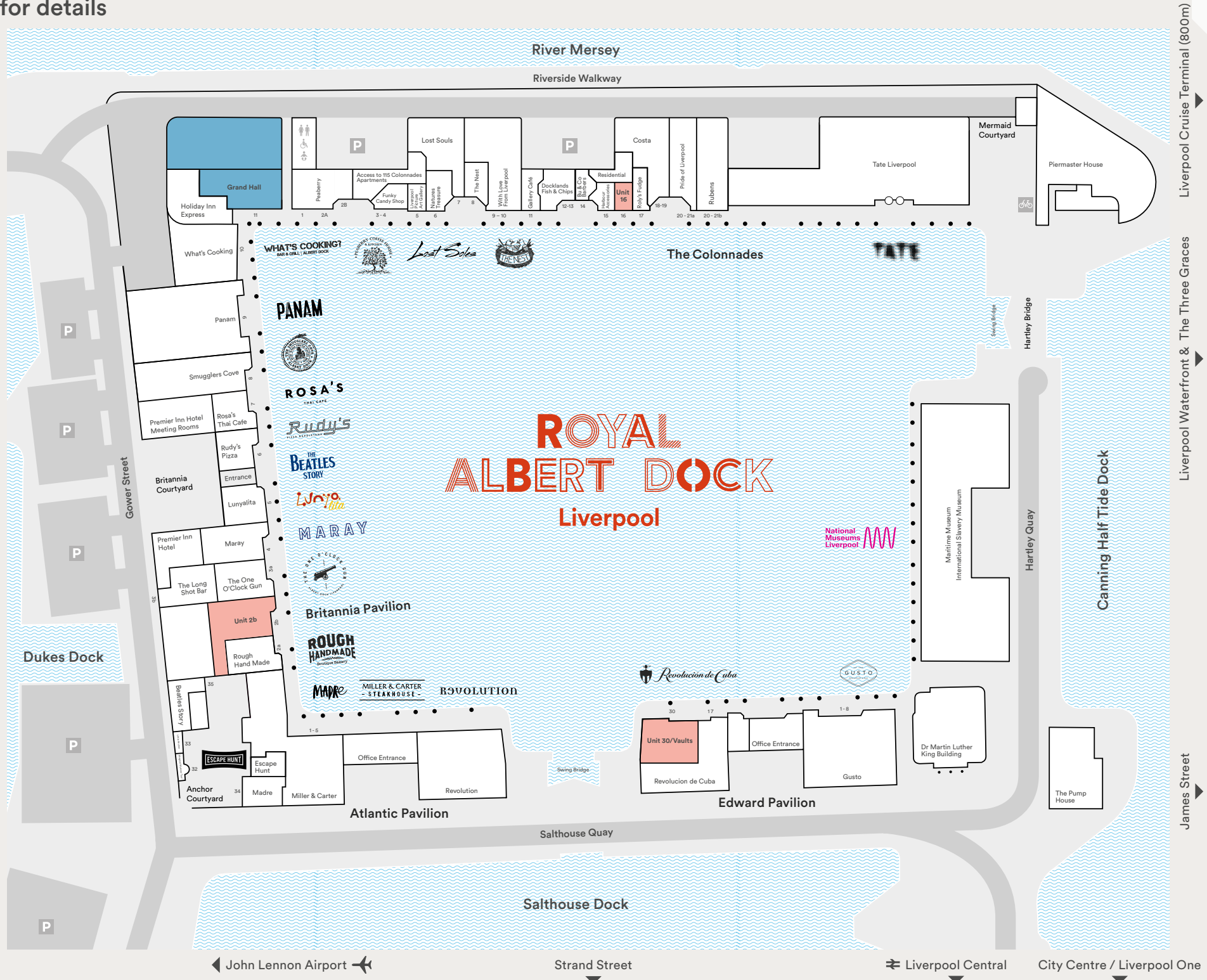
# Restaurants & Retail opportunities



Tap coloured units for details

Grand Hall – Leisure / Restaurant / Retail / Experience opportunity

Available Bar / Café / Restaurants



Plans not to scale, for indicative purposes only.  
All areas shown are gross internal including structure. Areas subject to structural engineers approval of proposed alterations.



# The Colonnades Grand Hall



[View unit images](#)

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**NIA**            **12,927 sq ft (1,200.9 sq m)**

**Ground**        **6,548 sq ft (608.3 sq m)**

The following has been INCLUDED in the TOTAL NIA:

Tenant Stairs    308 sq ft            (28.6 sq m)

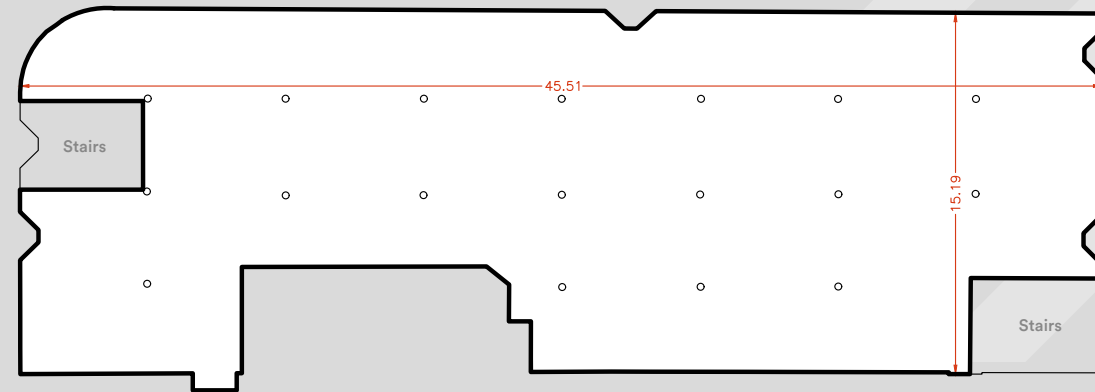
The following has been EXCLUDED from the TOTAL NIA:

Stairs            385 sq ft            (35.8 sq m)

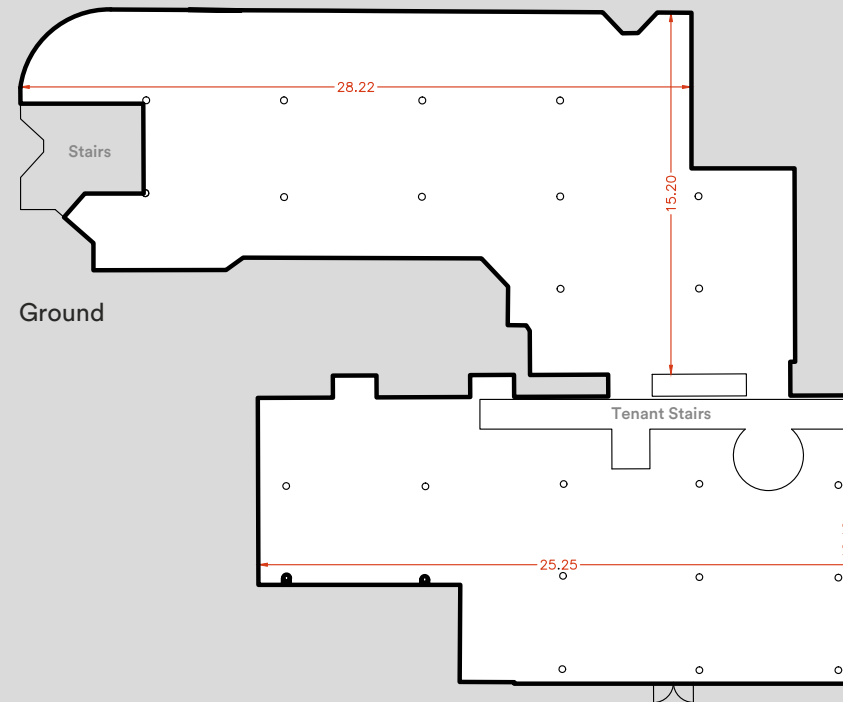
**Mezzanine**    **6,379 sq ft (592.6 sq m)**

The following has been EXCLUDED from the TOTAL NIA:

Stairs            433 sq ft            (40.2 sq m)



Mezzanine



Ground

Plans not to scale.  
For indicative purposes only.



# The Colonnades Grand Hall

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For more information

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This statement space between the Colonnades and Britannia Pavilion is set out across two floors and suitable for a variety of use and activations.



Exterior view of unit

# The Colonnades Grand Hall

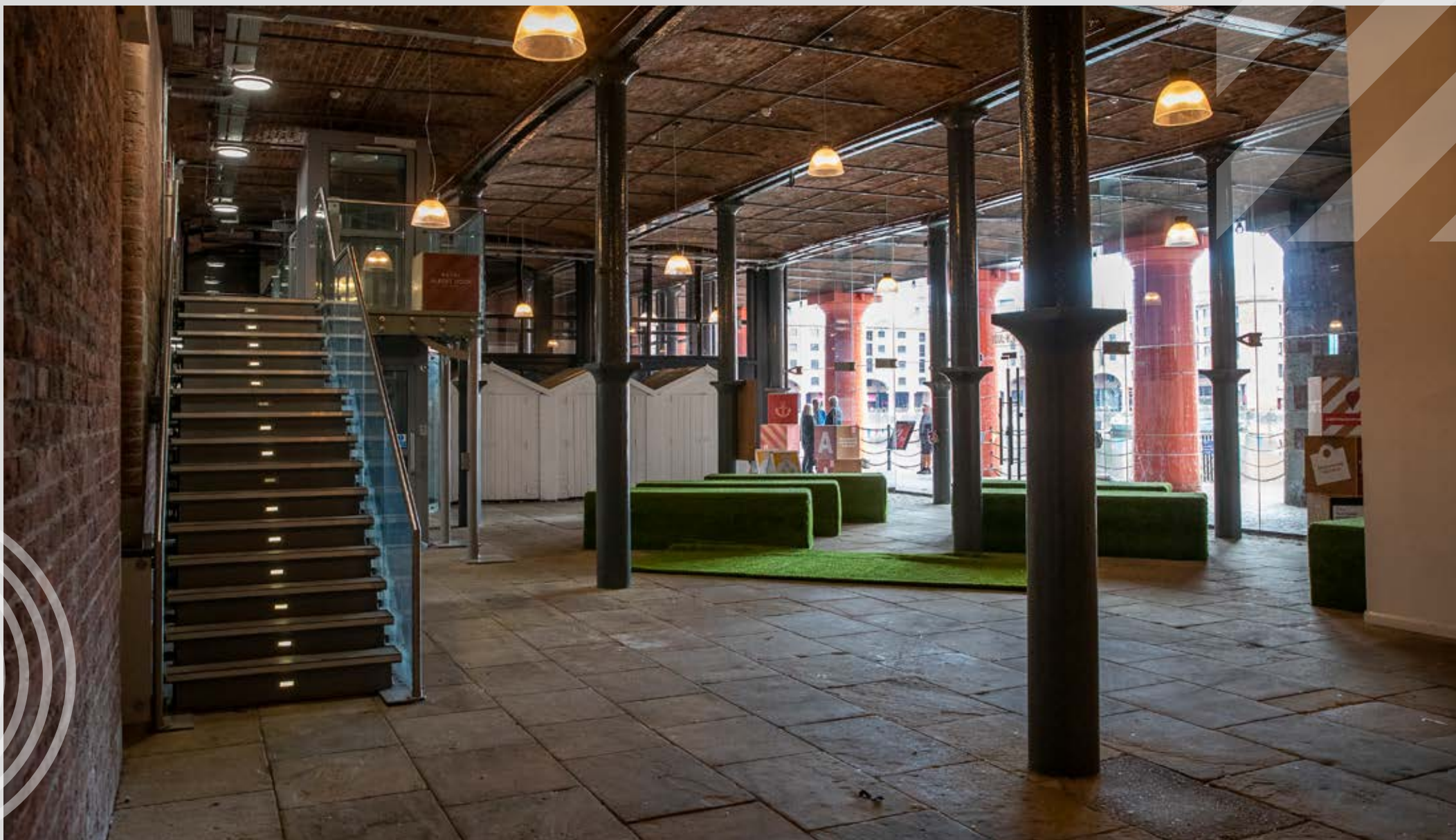
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Ground floor interior



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Mezzanine floor space



# Britannia Pavilion Unit 2b

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**NIA**            **3,100 sq ft**    **(287.9 sq m)**

**Ground**        **2,227 sq ft**    **(206.9 sq m)**

Ground floor to ceiling height            5.07m

**The following has been INCLUDED in the TOTAL NIA:**

Customer Toilets	97 sq ft	(9 sq m)
Tenant Stairs	30 sq ft	(2.8 sq m)

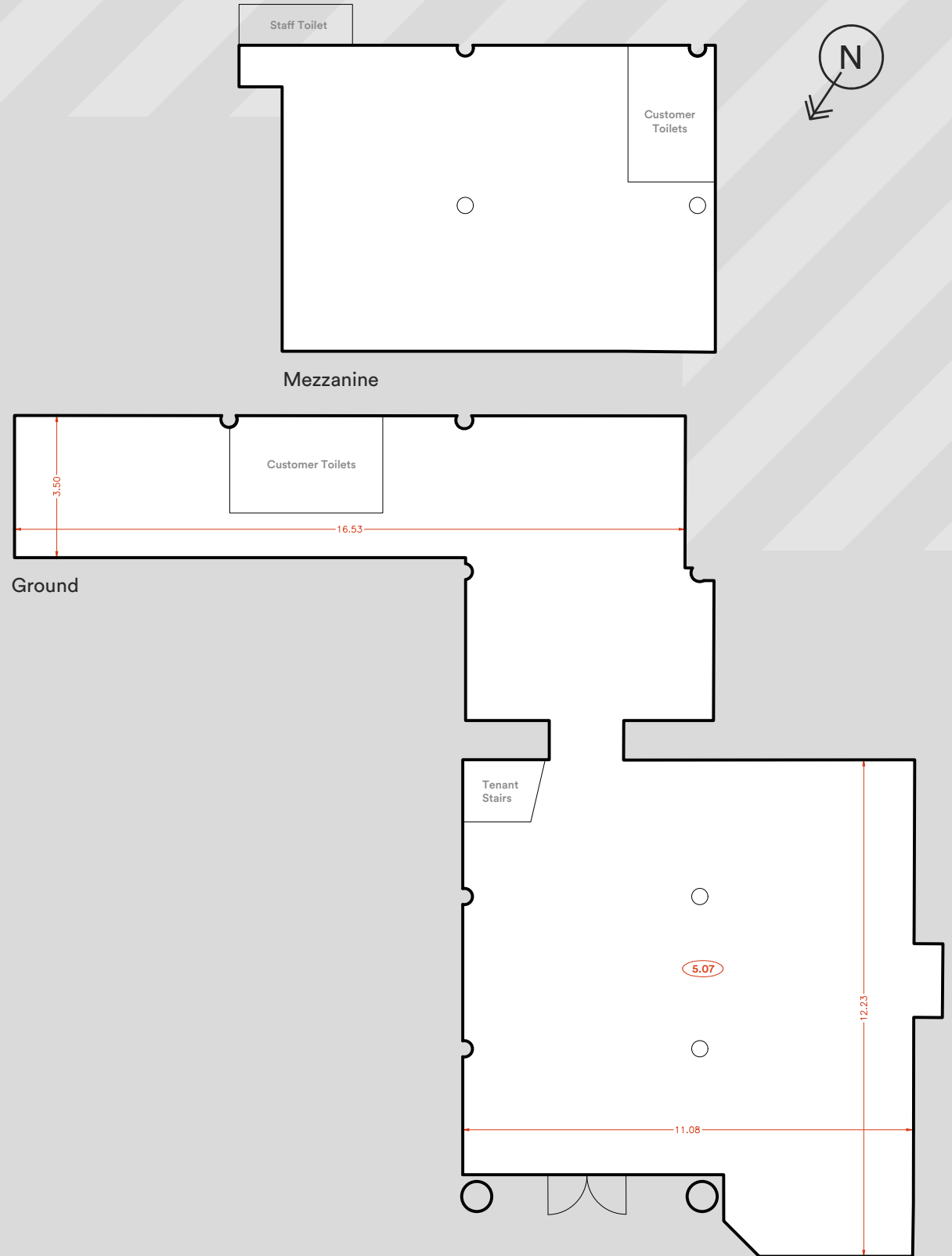
**Mezzanine**    **873 sq ft**     **(81.1 sq m)**

**The following has been INCLUDED in the TOTAL NIA:**

Customer Toilets	78 sq ft	(7.2 sq m)
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**The following has been EXCLUDED from the TOTAL NIA:**

Staff Toilet	30 sq ft	(2.8 sq m)
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Plans not to scale.  
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# Britannia Pavilion Unit 2b

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Restaurant space with fully fitted kitchen, WCs and MEP.  
Ready to repurpose.



Interior view from mezzanine



# Britannia Pavilion Unit 2b

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Fully fitted kitchen



# The Colonnades Unit 16

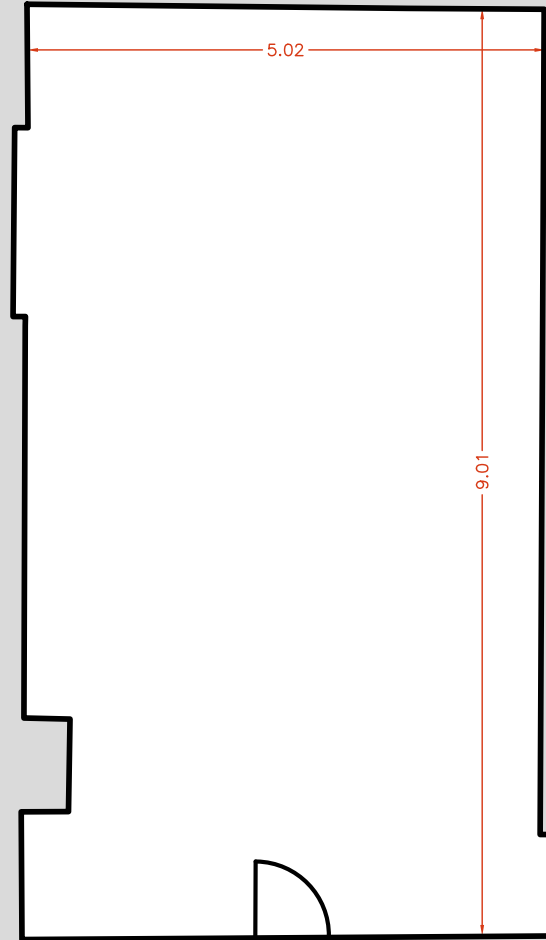


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NIA            489 sq ft    (45.4 sq m)

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# The Colonnades Unit 16

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Visible Dockside retail, pop-up or experience space.





# The Colonnades Unit 16

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# Edward Pavilion Unit 30 / Vaults



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**NIA**                    **3,562 sq ft (330.9 sq m)**

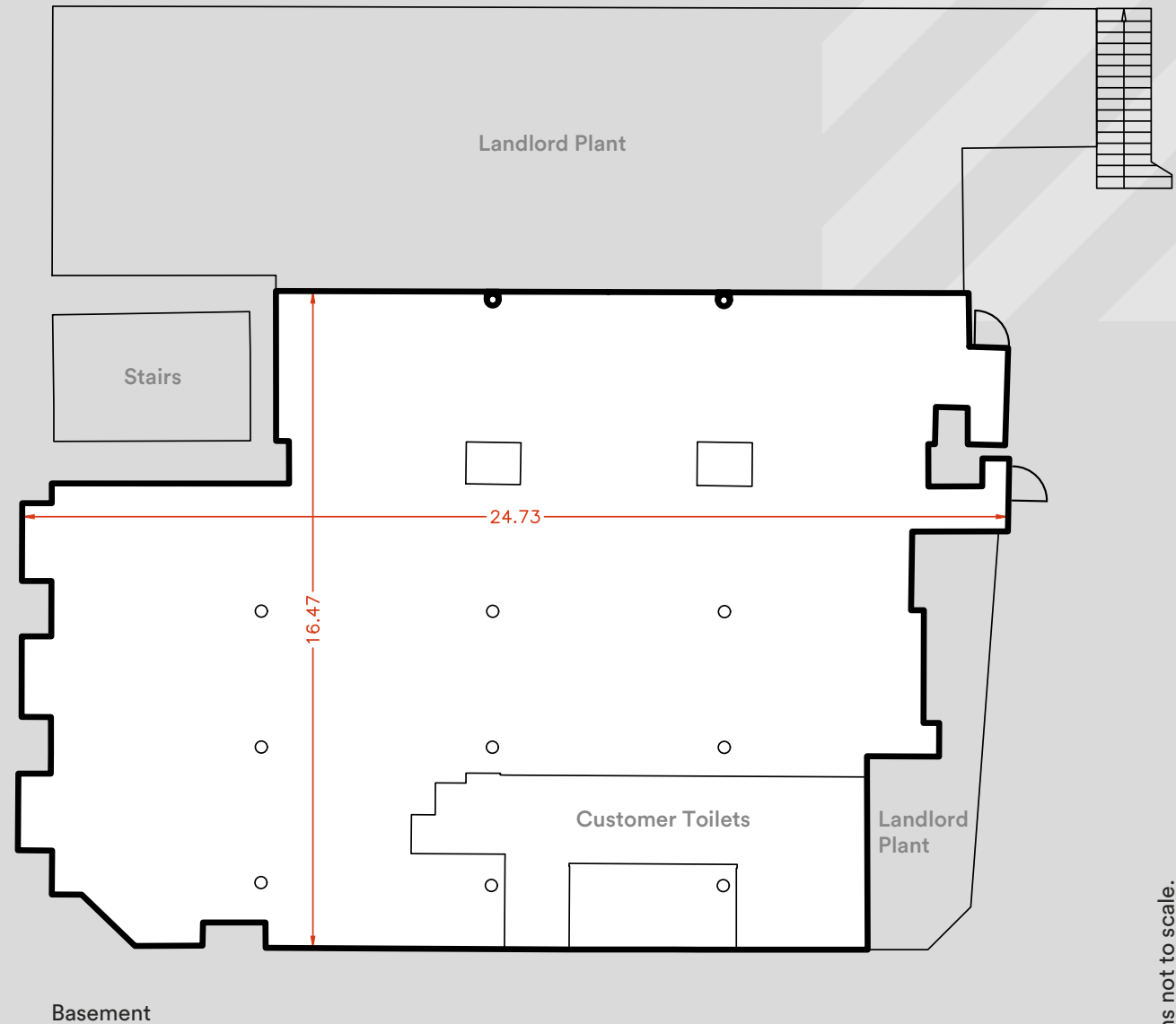
**The following has been INCLUDED in the TOTAL NIA:**

Customer Toilets      371 sq ft                    (34.5 sq m)

**The following has been EXCLUDED from the TOTAL NIA:**

Landlord Plant        2,096 sq ft                (194.7 sq m)

Stairs                    170 sq ft                    (15.8 sq m)



Plans not to scale.  
For indicative purposes only.



## Edward Pavilion Unit 30 / Vaults

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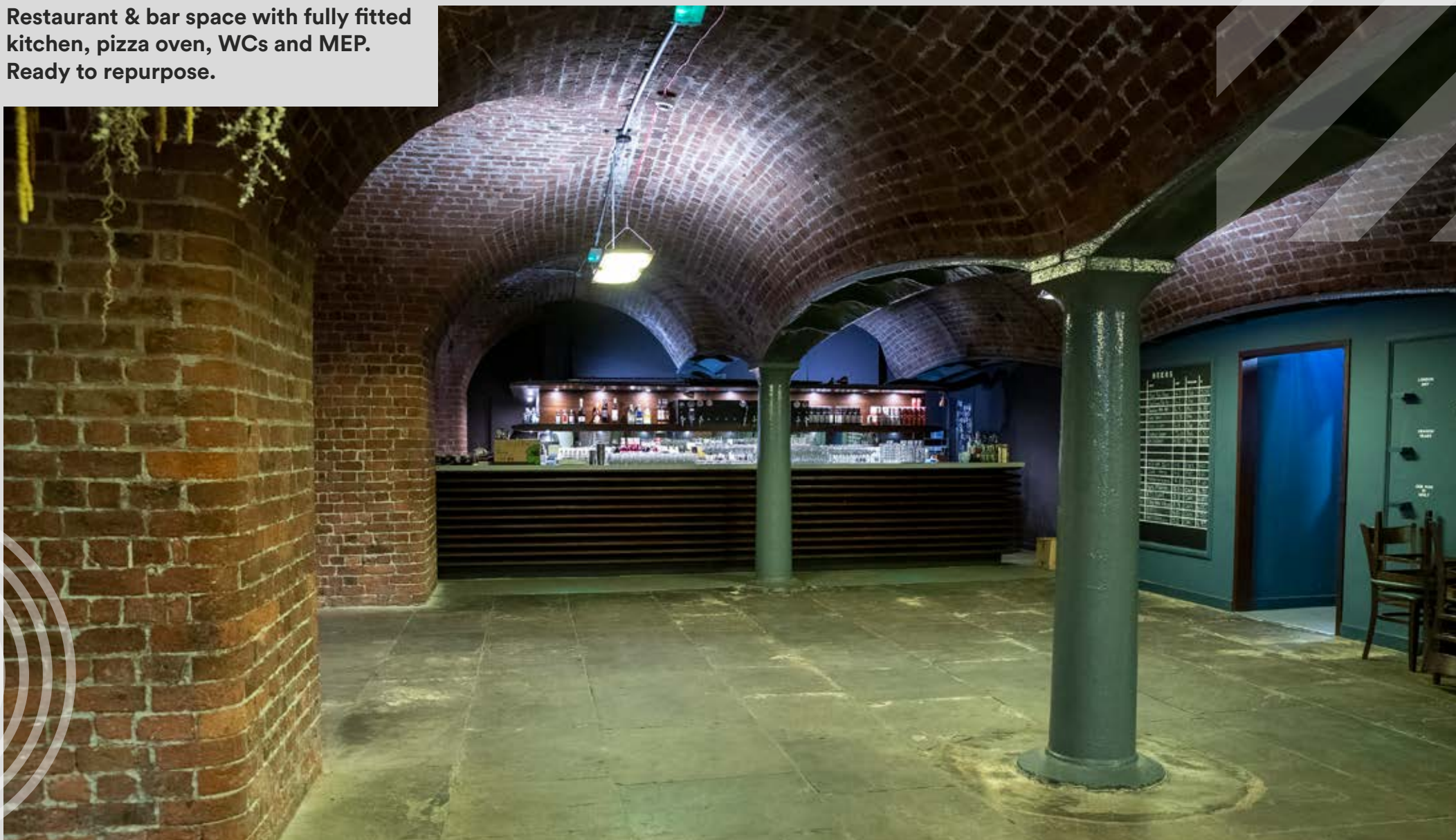
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Restaurant & bar space with fully fitted kitchen, pizza oven, WCs and MEP.  
Ready to repurpose.



Interior view of basement unit



# Edward Pavilion Unit 30 / Vaults

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Lobby area

Existing pizza oven

**Come and join our community...  
over 40 waterside restaurants, bars,  
cafés, experiences and shops –  
plus benefit from our new annual  
programme of experiential events.**

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