FORUM

ST PETER'S SQUARE

To Let

Characterful Refurbished Workspace

from 1,300 sq ft – 18,841 sq ft

79 Mosley Street
St Peter's Square
Manchester
M3 2LQ

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Your space on the square

Forum St Peter's Square is the final piece of St Peter's square redevelopment. Built in circa 1870, as a former office and warehouse, the building occupiers a prominent corner of St Peter's Square, which is a world class public space.

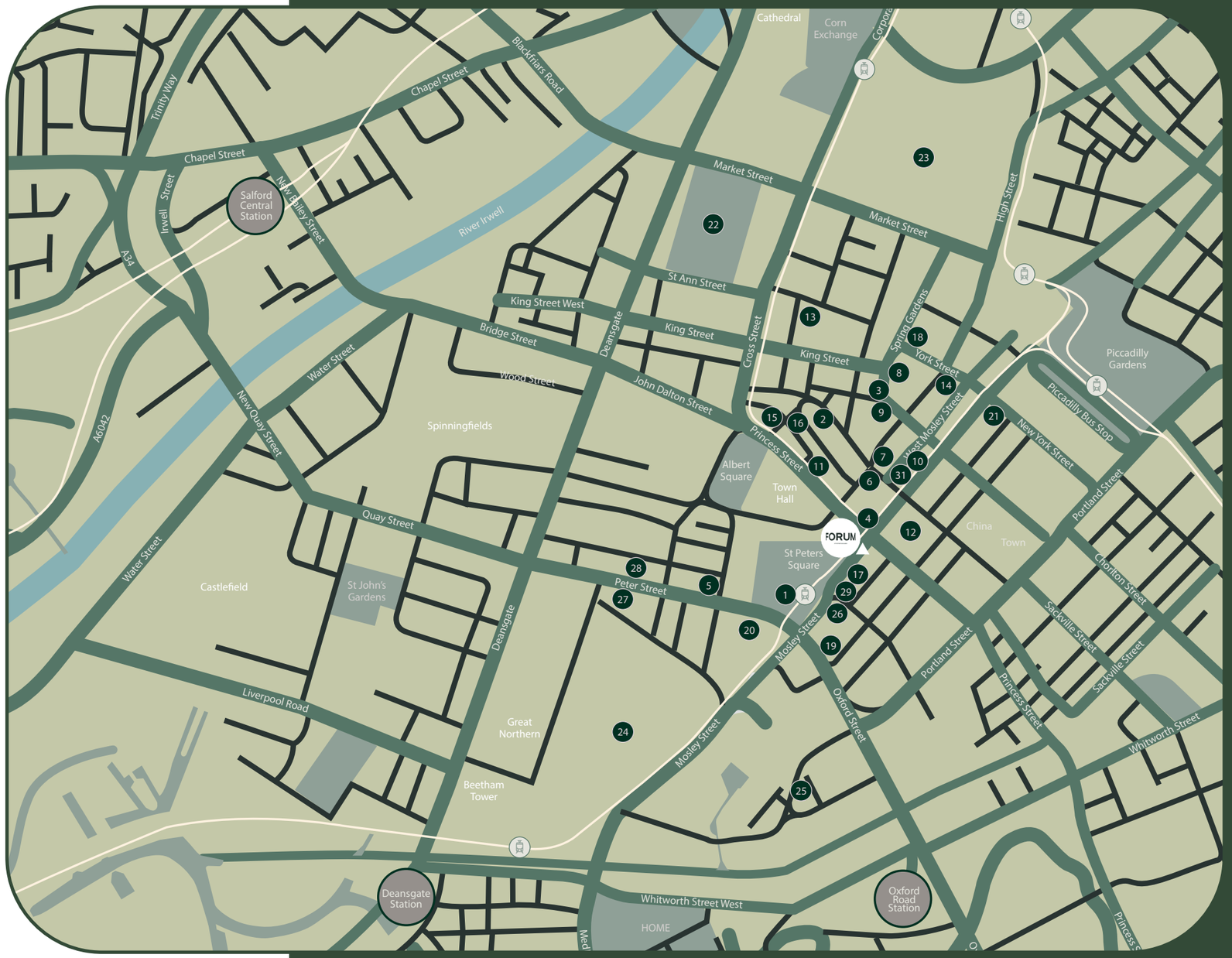
The restoration and renovation of 79 Mosley Street is focussed on retaining many of the buildings original features and will offer the unique opportunity to acquire character workspace in one of Manchester's main commercial districts surrounded by some of Manchester's some of most notable corporate occupiers.

Front external [CGI] →

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Limitless connections

Manchester is ranked as one of the best cities for business in Europe and in a globalised economy, and St. Peter's Square proudly sits in the heart of the city. The Square also acts as a showcase for some of the country's



1. St. Peter's Square Metrolink
2. King Street Townhouse
3. Hotel Gotham
4. Caffé Nero
5. Starbucks
6. Salut
7. The Directors Box
8. Rosso
9. Six by Nico
10. Sainsbury's
11. Tesco
12. Manchester Art Gallery
13. Mash Tun
14. Moose Coffee
15. Caffé Grande
16. Piccolino Croma
17. Wagamama
18. Browns
19. Fumo
20. Midland Hotel
21. The Alchemist
22. St.Ann's Square
23. Arndale
24. Manchester Central
25. Costa Coffee
26. The Anthologist
27. Peter Street Kitchen
28. Brewdog
29. Black Sheep Coffee
30. Albert's Schloss
31. Brewski

Tram hub with connections across the city

3 train stations within a 10 minute walk

20 minute train to Manchester Airport

Bike store available on site

10 minute walk to Piccadilly Train Station

1 minute walk to St. Peter's Sq Tram stop









St Peter's Square is host to a range of chains and independent restaurants. St Peter's also being a tram hub allows you to get wherever you need within Greater Manchester with ease.

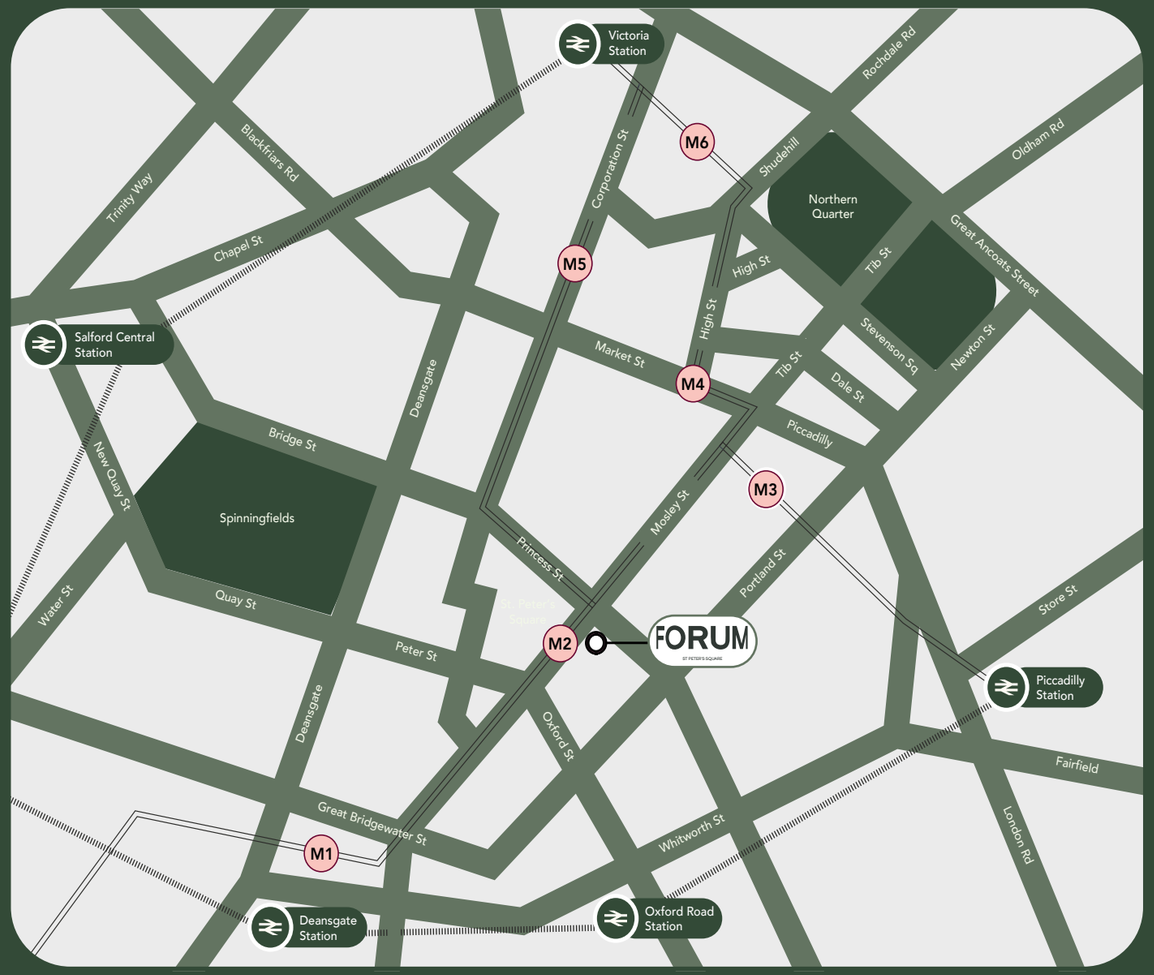
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Transport

M1	Deansgate/Castlefield	*10 Minutes*
M2	St.Peter's Square	*1 Minute*
M4	Piccadilly Gardens	*6 Minutes*
M4	Market Street	*6 Minutes*
M5	Exchange Square	*11 Minutes*
M6	Shudehill Interchange	*13 Minutes*



Manchester is ranked as one of the best cities for business in Europe and in a globalised economy, and St. Peter's Square proudly sits in the heart of the city. The Square also acts as a showcase for some of the country's finest civic architecture and is a major gateway and transport hub, and is a great place to do business as well as a range of amenity on your doorstep.



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What's on offer

The property comprises of the Ground and three upper floors. The floor can be offered to lease on a floor by floor basis or as a self contained office building of circa **13,000 sq ft. – 16,000 sq ft.**

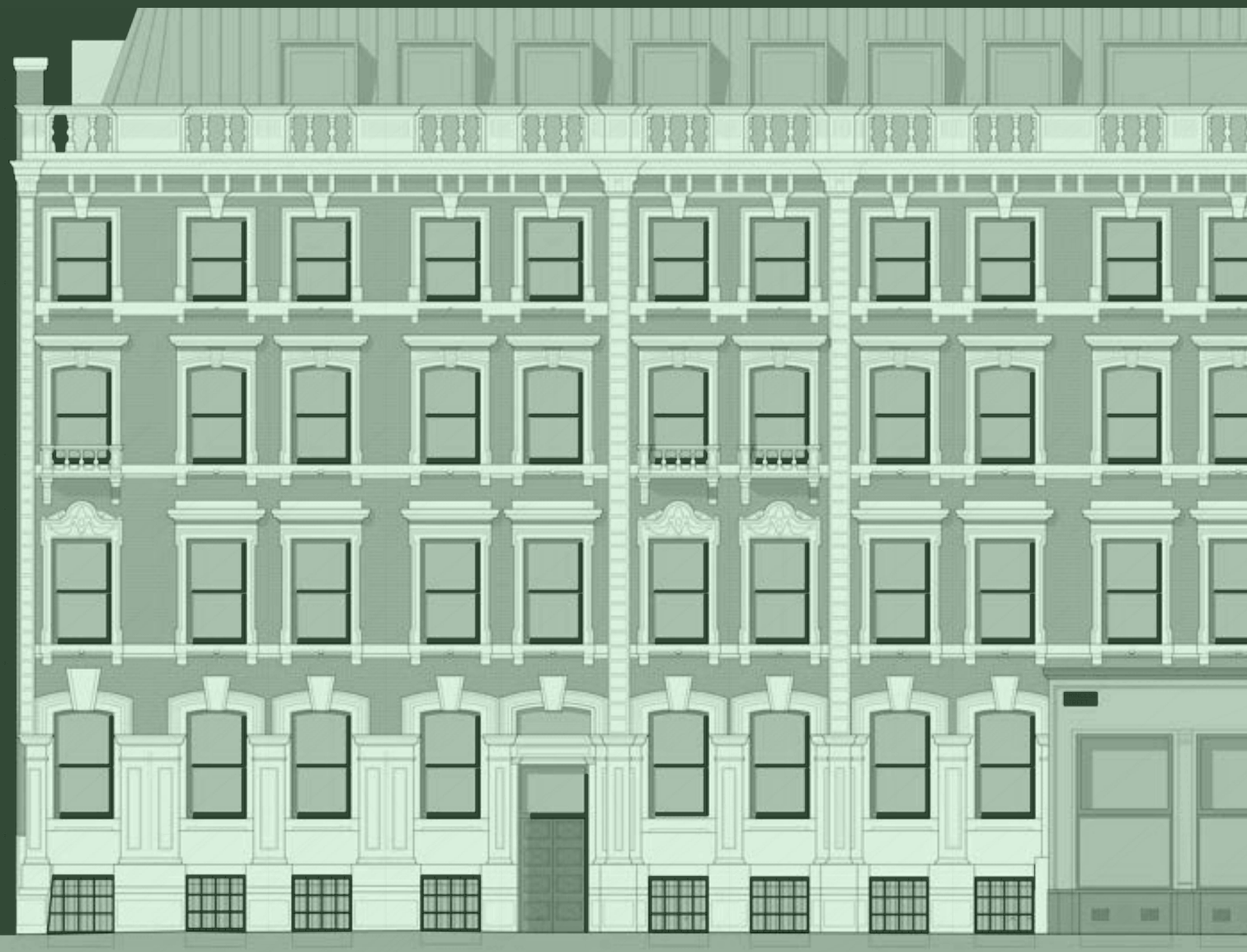
3rd Floor: 4,354 sq ft

2nd Floor: 4,362 sq ft

1st Floor: 4,328 sq ft

Ground: 3,038 sq ft

Lower Ground: 2,759 sq ft



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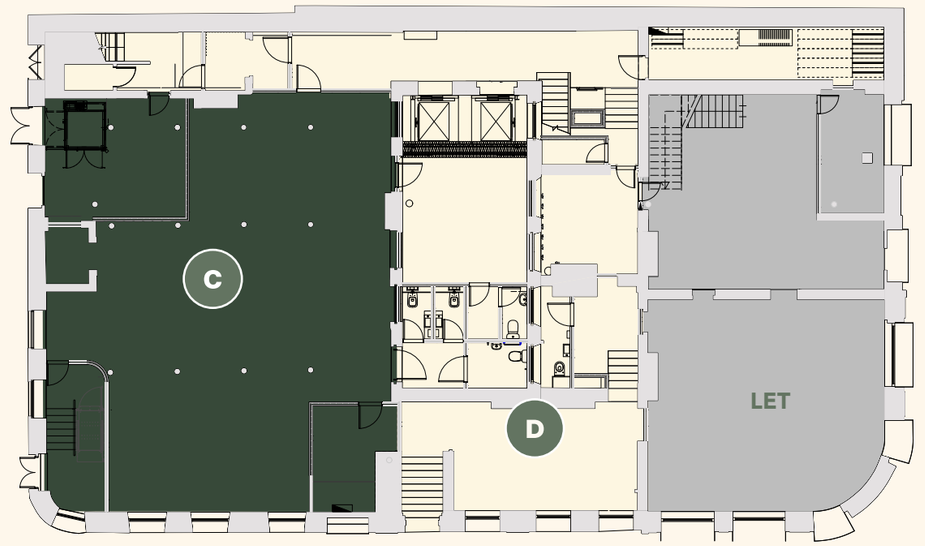
Indicative Interior



Interior features original exposed brick and pillars

Lower **GF**

4,047 sq ft



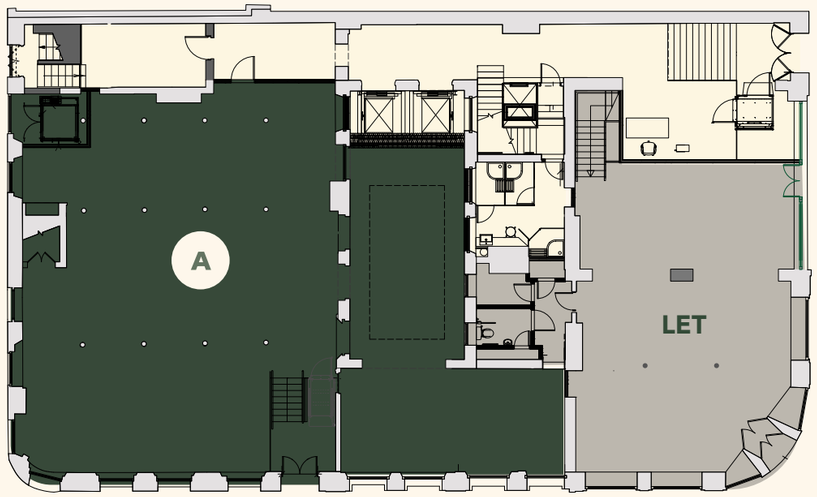
Unit C
2,257 sq ft

Unit D
503 sq ft

Lower GF
2,759 sq.ft

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Upper Ground
3,038 sq ft



Unit A
Upper GF
3,038 sq ft

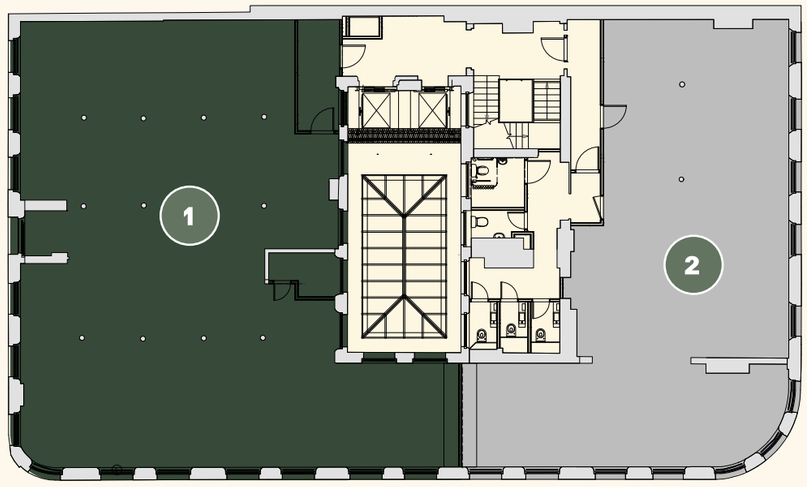
First Floor
4,328 sq ft



Unit 1
2,605 sq ft

Unit 2
1,724 sq ft

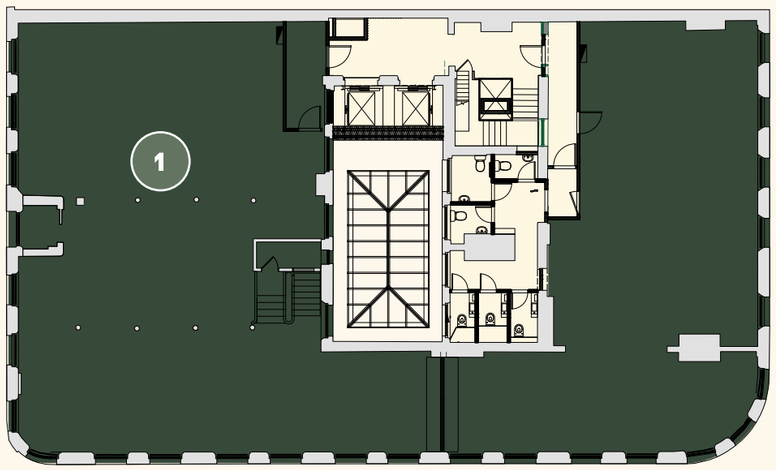
Second Floor
4,352 sq ft



Unit 1
2,622 sq ft

Unit 2
1,740 sq ft

Third floor
4,354 sq ft



Unit 1
4,354 sq ft





Specification

Wooden Flooring

Exposed services air conditioning

LED Pendant light fittings

Passenger lift

Refurbished Reception

DDA Access

Female and Male WCs

Cycle storage

Female and Male showers

Refurbished Common area

Princess St external [CGI]

Details

BUSINESS RATES

The tenant will be responsible for the repayment of business rates directly to the local authority and should make their own enquiries as to the level of rates payable.

TERMS

The premise are to be made available on the basis of a new lease for a term to be agreedon full repairing and insuring terms.

EPC

Available on request.

SERVICE CHARGE

A Service charge will be payable.

Workspace enquiries:

OBI

ANDREW COWELL

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07584 990 976
0161 237 1717

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Retail & Leisure enquiries:

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