

1 NEW YORK STREET

Manchester M1 4HN

TO LET

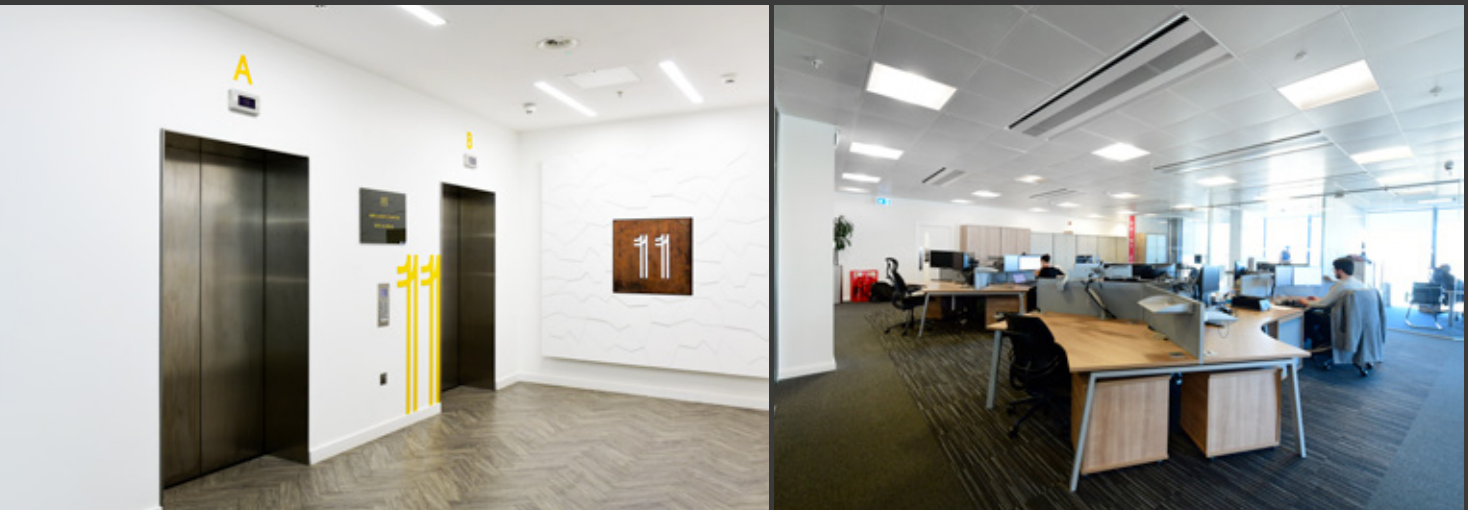
Fully Fitted Office Suite
on 11th floor 4,546 Sq Ft





TIME FOR
SOMETHING
NEW?

DESCRIPTION



One New York Street was designed by Denton Corker Marshall and provides one of Manchester’s most prestigious architectural and imposing HQ offices, arranged over two basement levels, ground and 12 upper floors.

The state of the art building features full height glazing showcasing impressive views over Manchester’s skyline, creating the most impressive working environment within Manchester city centre.

The modern and spacious reception is undergoing a full refurbishment and features full height windows and 24 hour secure access into the building.

One New York Street building amenities:



Changing rooms



Lockers



Showers



Bike storage



EV charging



Lounge area



Breakout meeting pods



Refurbished reception





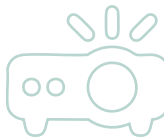








**ONE NEW YORK STREET IS
STRATEGICALLY LOCATED IN
THE CENTRE OF MANCHESTER.**

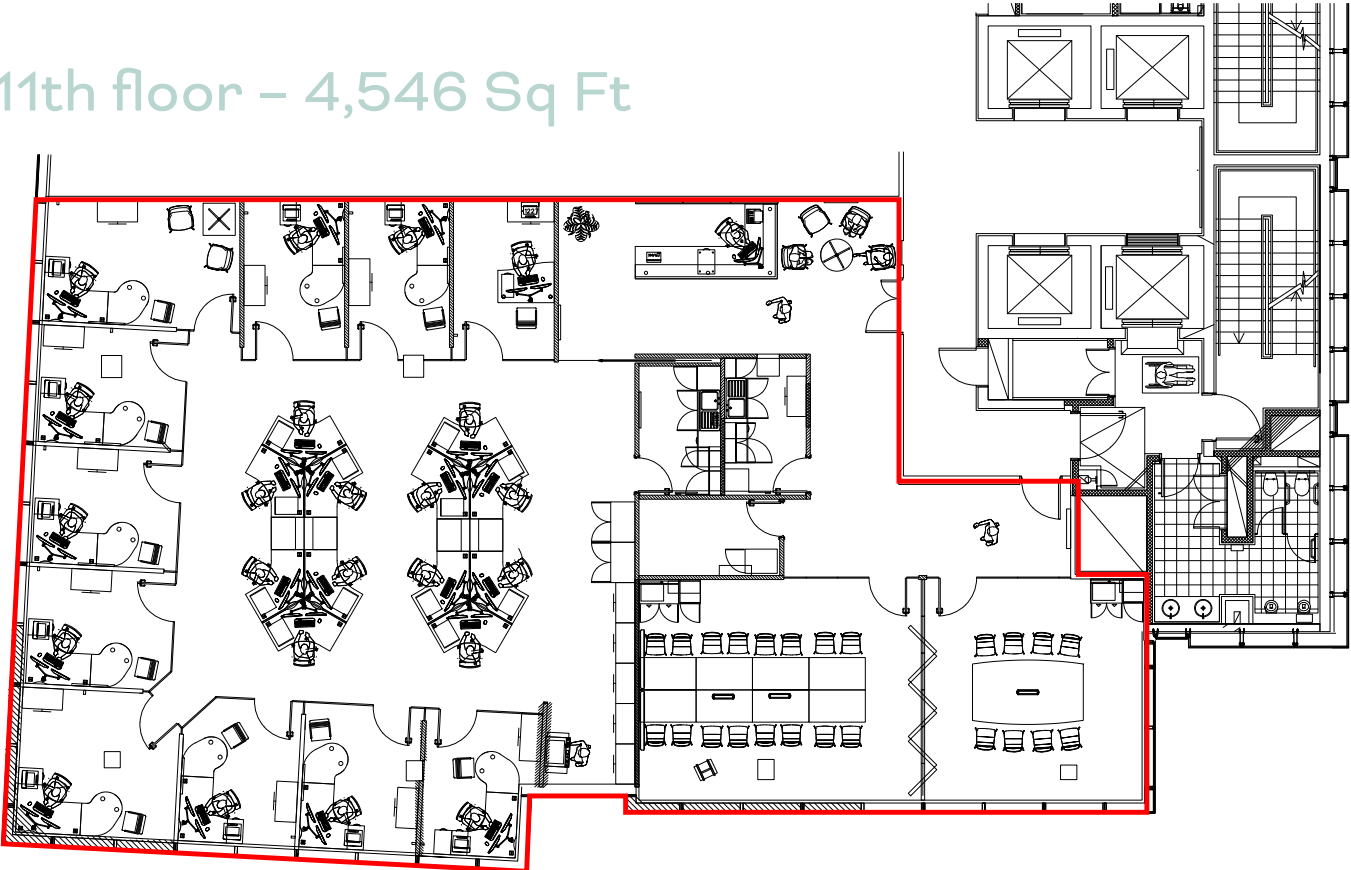
ACCOMMODATION



The eleventh floor suite provides spectacular views over Manchester city centre with floor to ceiling glazing. The office features:

-  Full height glazing
-  LED lighting
-  Raised access floors
-  Kitchen facilities
-  Motorised projector
-  Reception area
-  Suspended ceiling
-  Backbone Connect
-  Private offices/1-1 meeting rooms
-  8 x person meeting room and 16 person meeting room that can be combined
-  Fully furnished with desks and chairs

11th floor – 4,546 Sq Ft

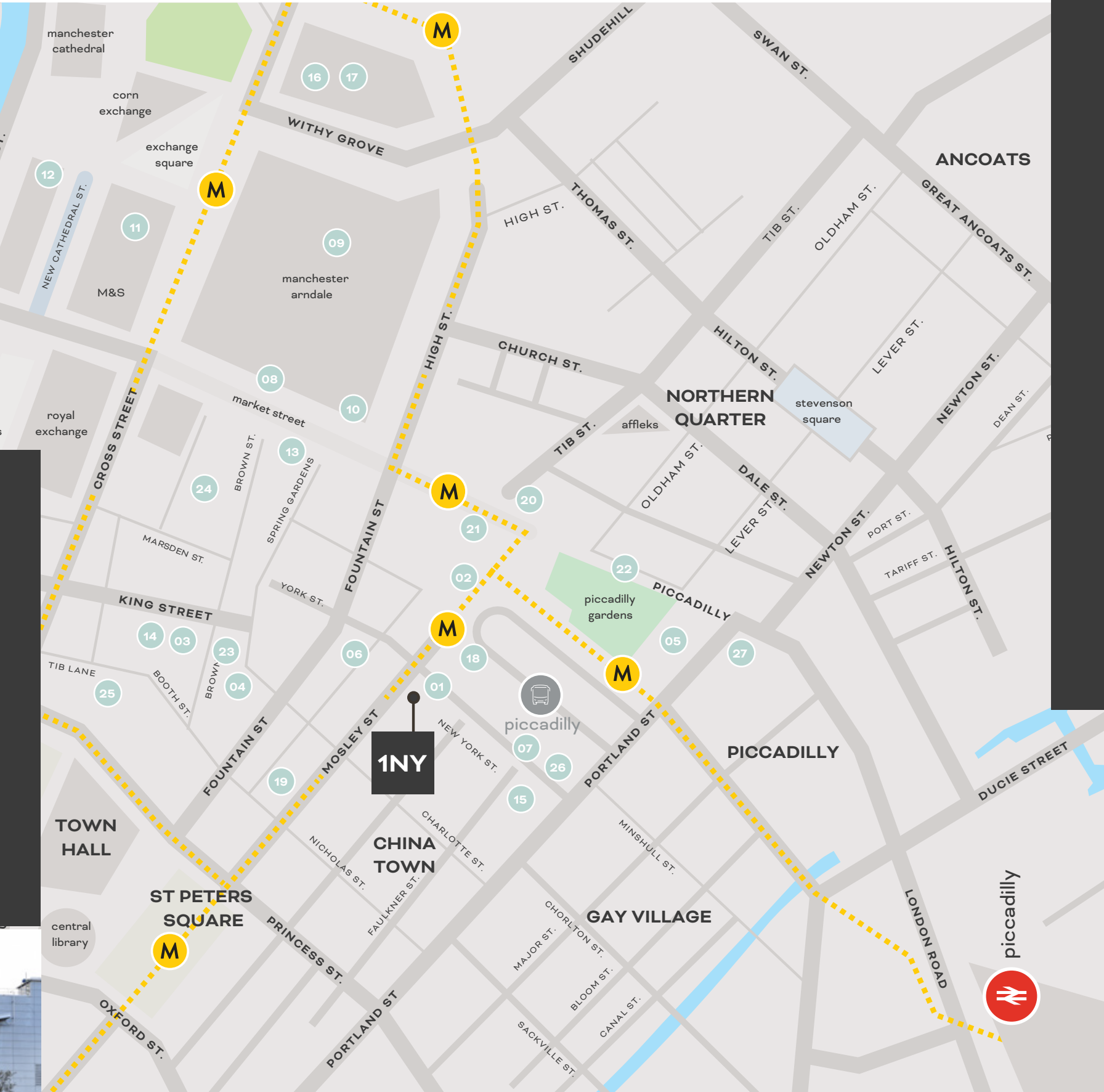


LOCATION

The building is located in the hustle and bustle of the city centre with Piccadilly Gardens in the immediate vicinity.

A plethora of amenities are available directly on your doorstep including The Alchemist, Moose Coffee, Franco Manca and Namii to name a few.

Transport links are second to none with Piccadilly Gardens Metrolink Stop and Bus Station located around the corner to provide connections across the city and beyond. Adjacent to the building is NCP Manchester Piccadilly Plaza car park.



Restaurants

- 1. The Alchemist
- 2. Franco Manca
- 3. Lucky Cat
- 4. Six by Nico
- 5. Pizza Express
- 6. Moose Coffee
- 7. Namii

Retail

- 8. Market Street
- 9. Apple Store
- 10. Uniqlo
- 11. Selfridges
- 12. Harvey Nichols

Leisure

- 13. PureGym
- 14. Flight Club
- 15. The Gym Group
- 16. Printworks
- 17. Vue Cinema

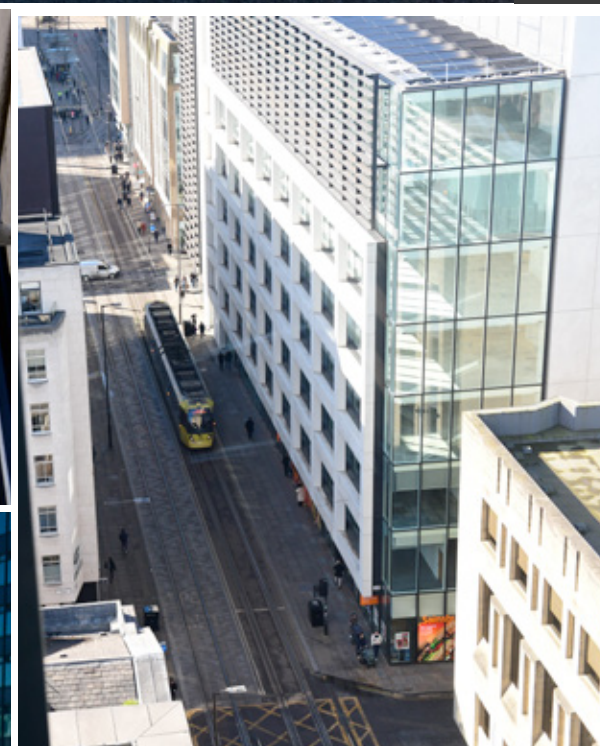
Convenience

- 18. LIDL
- 19. Sainsburys Local
- 20. Starbucks
- 21. Costa
- 22. Five Guys

Hotels

- 23. Gotham Hotel
- 24. Stock Exchange
- 25. King Street Townhouse
- 26. Mecure Manchester
- 27. Ibis Portland Street

GALLERY



FURTHER INFORMATION

RENT

Available on request.

EPC

The EPC rating is B39. A copy is available upon request.

LEASE TERMS

Available by way of assignment or sublease until 21 December 2027. Alternatively, there is the potential for a new lease to be granted for a number of years.

VIEWINGS

To arrange a viewing or for more information, please contact the agents:



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