



40
PETER
STREET



NEWLY REFURBISHED WORKSPACE
TO LET 1,614 - 4,842 SQ FT

**Refurbished workspace in
the heart of Manchester
city centre, with all of
your business and lifestyle
needs on your doorstep.**

This second floor workspace has been fully refurbished and is perfect for professional service business looking for the perfect place to work, play and provide premium client entertainment.

The building has fantastic transport links with both St Peter's Square and Deangate-Castlefield Metrolink and also Oxford Road, Deansgate and Salford Central train stations all providing convenient and easy access to 40 Peter Street.

THE CITY
CENTRE
ON YOUR
DOORSTEP



40 Peter Street is within walking distance of the city's five central train stations, along with easy access via the metrolink network.

Vastly improved public realm coming to 'Great Northern Warehouse' and future world-class roof-top leisure at the approved 'St. Michael's' development.

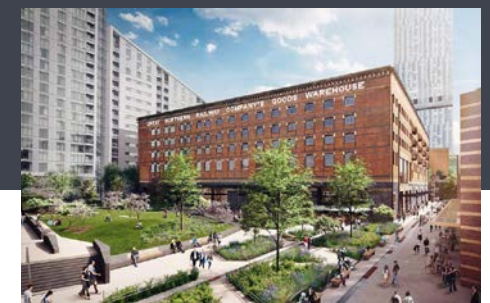


Train Stations

Deansgate 5 MIN WALK / 0.2 MILES
Oxford Road 7 MIN WALK / 0.3 MILES
Salford Central 7 MIN WALK / 0.3 MILES
Victoria 8 MIN WALK / 0.5 MILES
Piccadilly 9 MIN WALK / 0.6 MILES

Metrolink

St Peter's Square 2 MIN WALK / 0.2 MILES
Deansgate-Castlefield 4 MIN WALK / 0.2 MILES
Exchange Square 6 MIN WALK / 0.4 MILES
Market Street 7 MIN WALK / 0.4 MILES
Piccadilly Gardens 7 MIN WALK / 0.4 MILES
Shudehill 9 MIN WALK / 0.6 MILES







Key
Bars, Restaurants,
Retail & Leisure

- 1 Manahatta
- 2 Federal
- 3 Blacks

Deansgate

- 4 Hawksmoor
- 5 Dirty Martini
- 6 Tapeo & Wine
- 7 Gusto

Peter Street

- 8 Revolution De Cuba
- 9 Albert Schloss
- 10 Rudy's Neapolitan Pizza
- 11 Peakylinders Bar

Quay Street

- 12 Bannatyne
- 13 Manchester Opera House

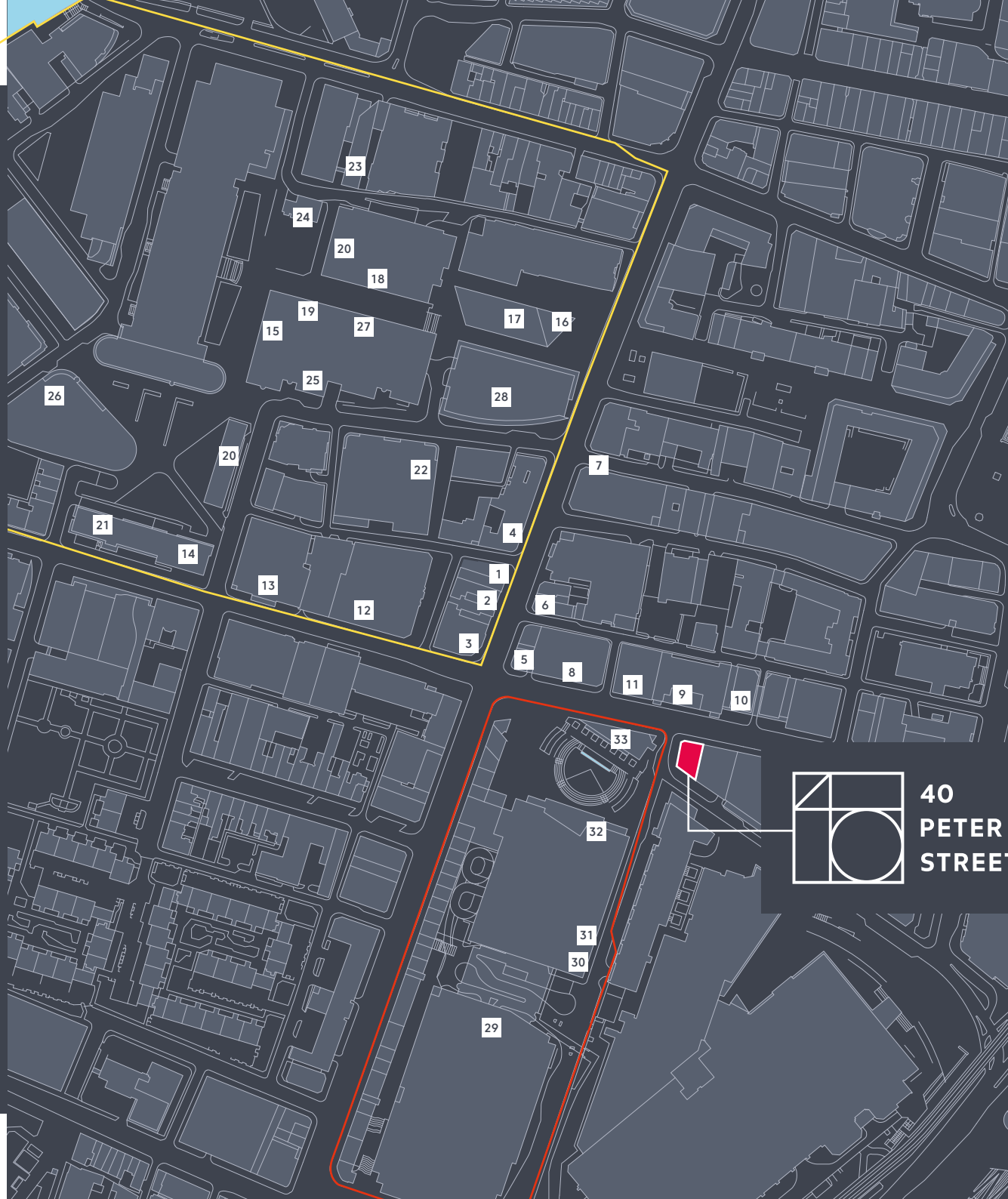
Spinningfields

- 14 20 Stories
- 15 The Alchemist
- 16 Australasia
- 17 Emporio Armani
- 18 Fazenda
- 19 Ibérica
- 20 The Ivy Spinningfields
- 21 M&S Foodhall
- 22 Nando's
- 23 Neighbourhood
- 24 The Oast House
- 25 PureGym
- 26 Tattu
- 27 Thaikhun
- 28 Wagamama

Great Northern

- 29 Odeon
- 30 Manchester 235
- 31 James Martin
- 32 Almost Famous
- 33 Impossible Bar

- Spinningfields
- Great Northern Warehouse

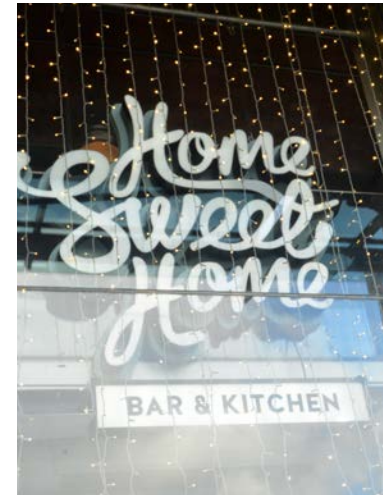


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AROUND THE CLOCK AMENITIES

40 Peter Street is extremely well-located in terms of amenities with various bars, restaurants and gyms right on its doorstep.







A NEWLY REFURBISHED WORKSPACE

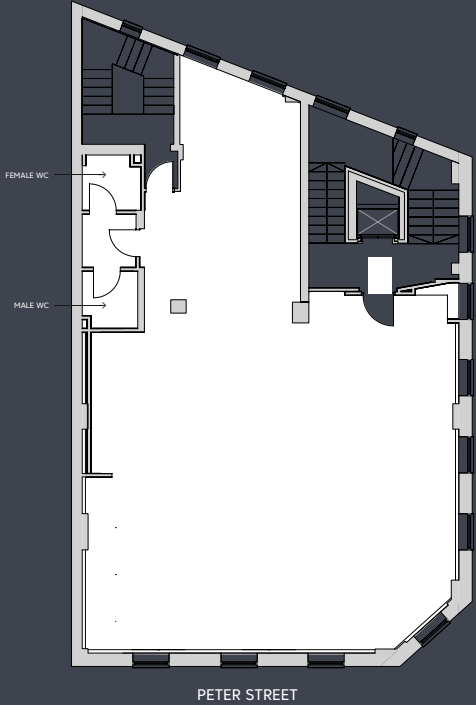
- VRV air-conditioning
- Passenger lift
- 24 hour access
- Newly refurbished workspace
- New plank system ceiling with recessed LG7 lighting
- Perimeter trunking
- 3.3m floor-to-ceiling height
- Demised WCs
- Refurbished reception with new feature wall
- Refurbished communal and lift lobby areas



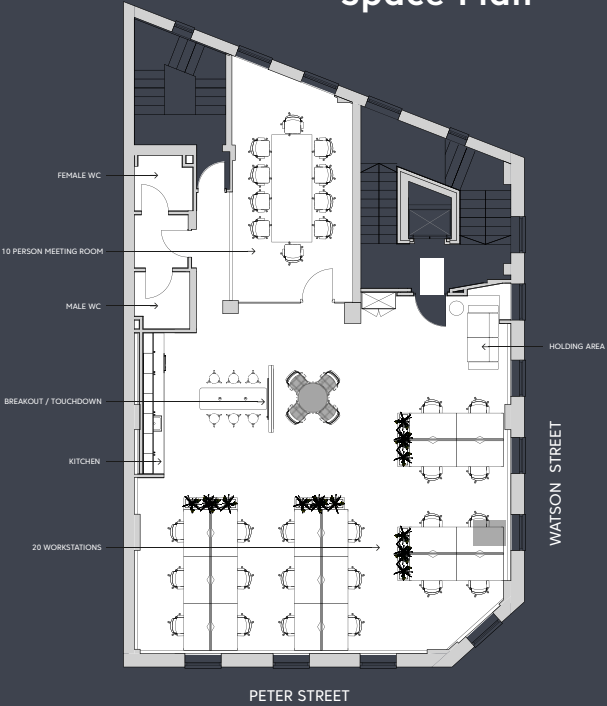


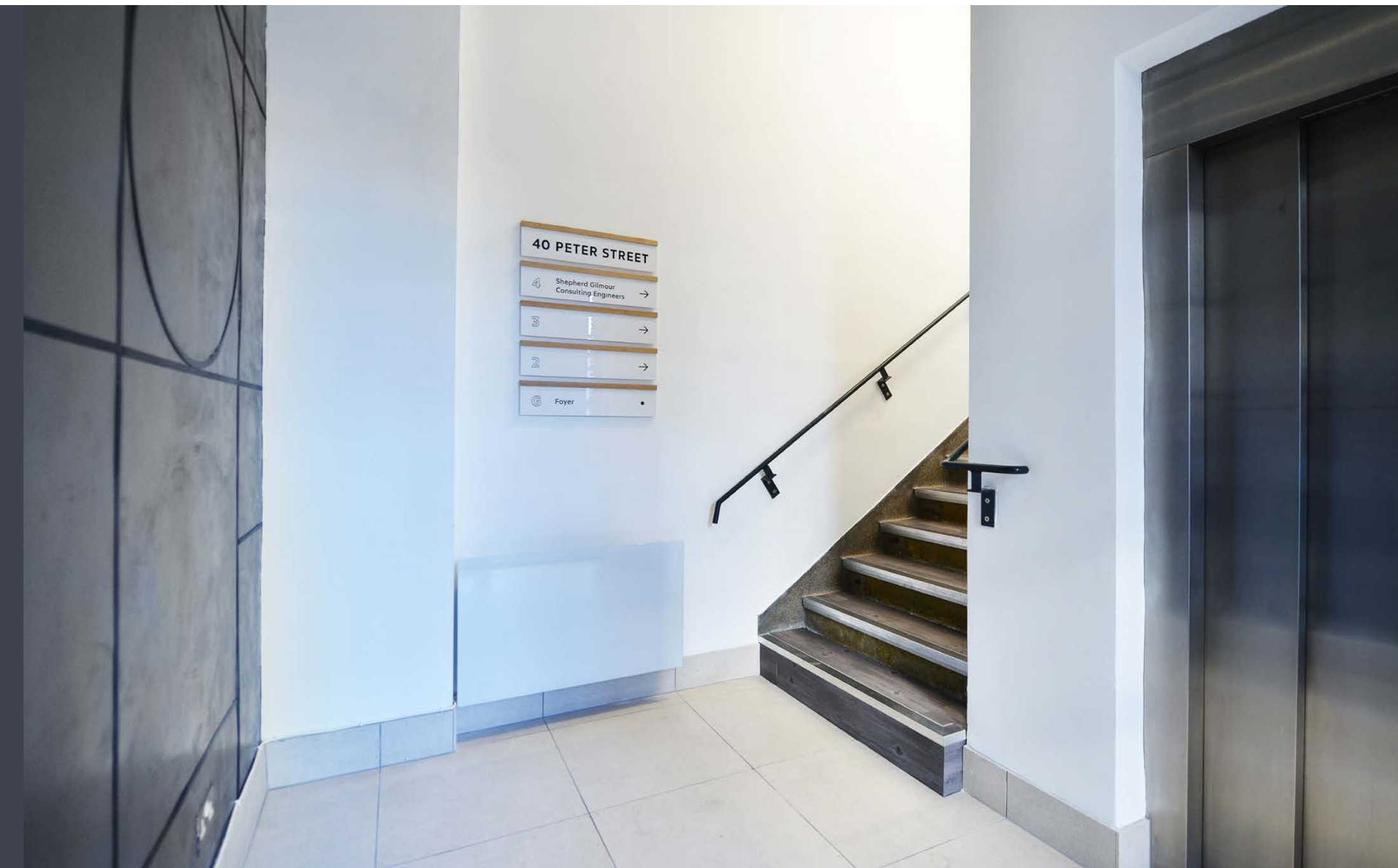
FLOOR / UNIT	SIZE	AVAILABILITY
2nd	1,614 sq ft	Available
3rd	1,614 sq ft	Available
4th	1,690 sq ft	Available

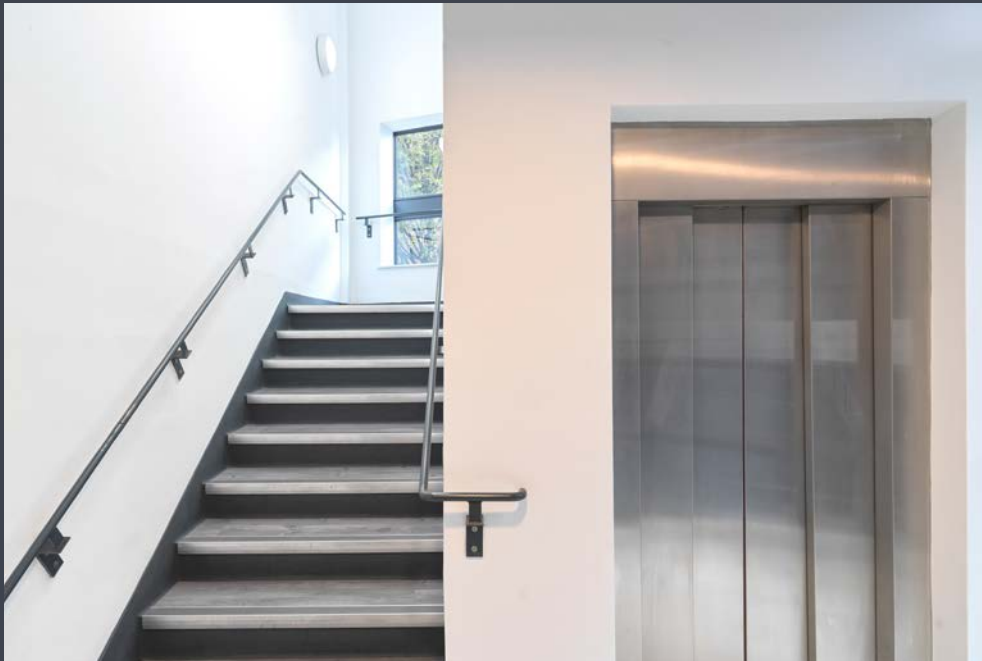
Floor Plan

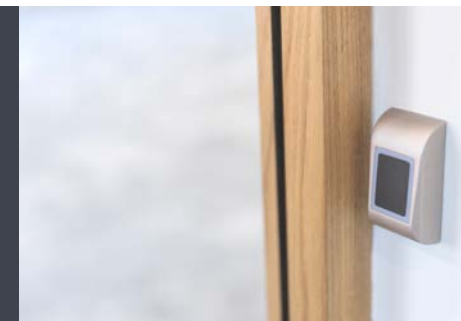


Space Plan











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CONTACT US

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