

FORUM

ST PETER'S SQUARE

To Let

Characterful Refurbished Workspace

from 1,300 sq ft – 22,500 sq ft

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

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 occupies a prominent corner of St Peter's Square, which is a world class public space.

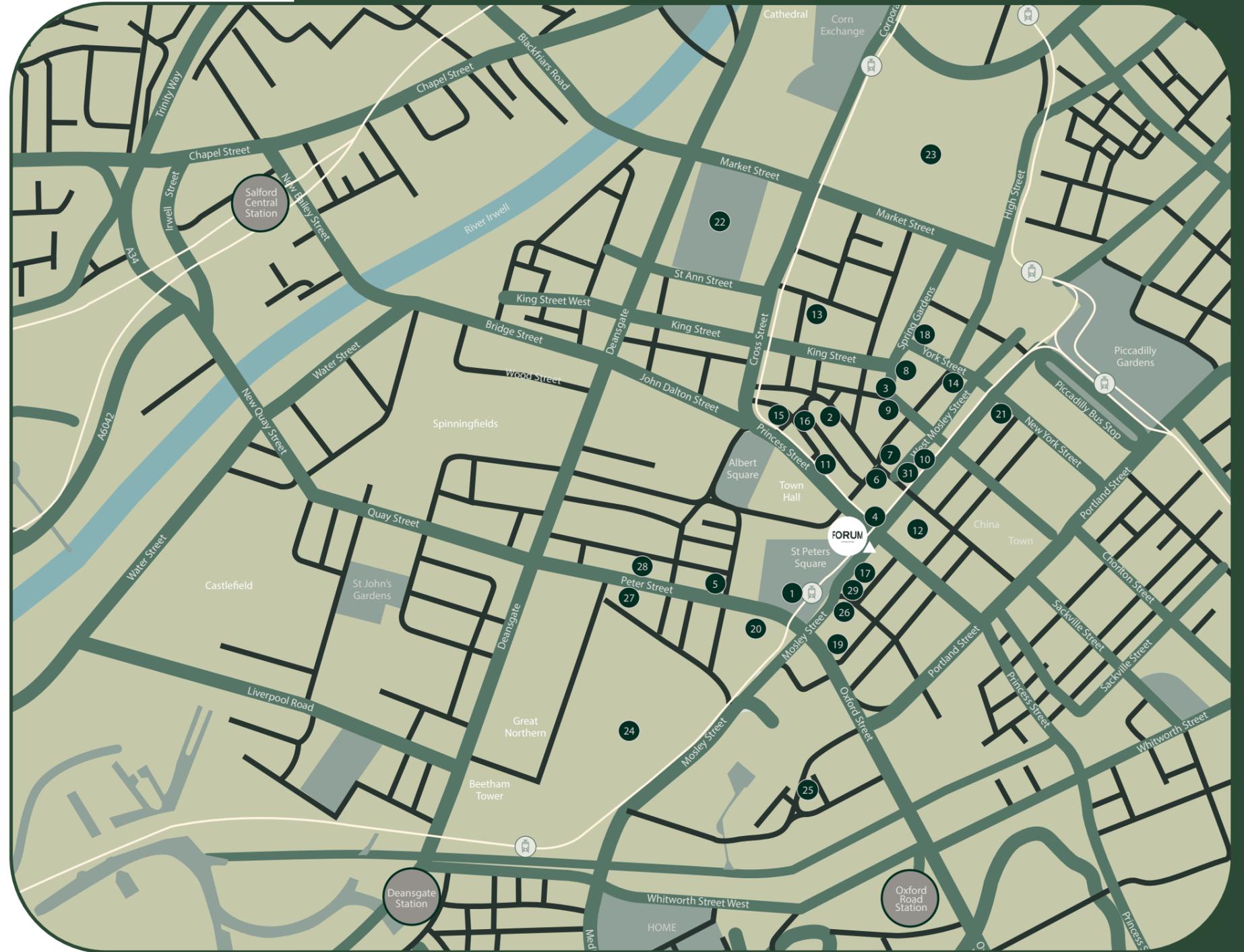
The restoration and renovation of 79 Mosley Street is focussed on retaining many of the buildings original features and will offer the unique opportunity to acquire character workspace in one of Manchester's main commercial districts surrounded by some of Manchester's some of most notable corporate occupiers.

Frontexternal[CGI] →



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



Tram hub with connections across the city



20 minute train to Manchester Airport



10 minute walk to Piccadilly Train Station



3 train stations within a 10 minute walk



Bike store available on site



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

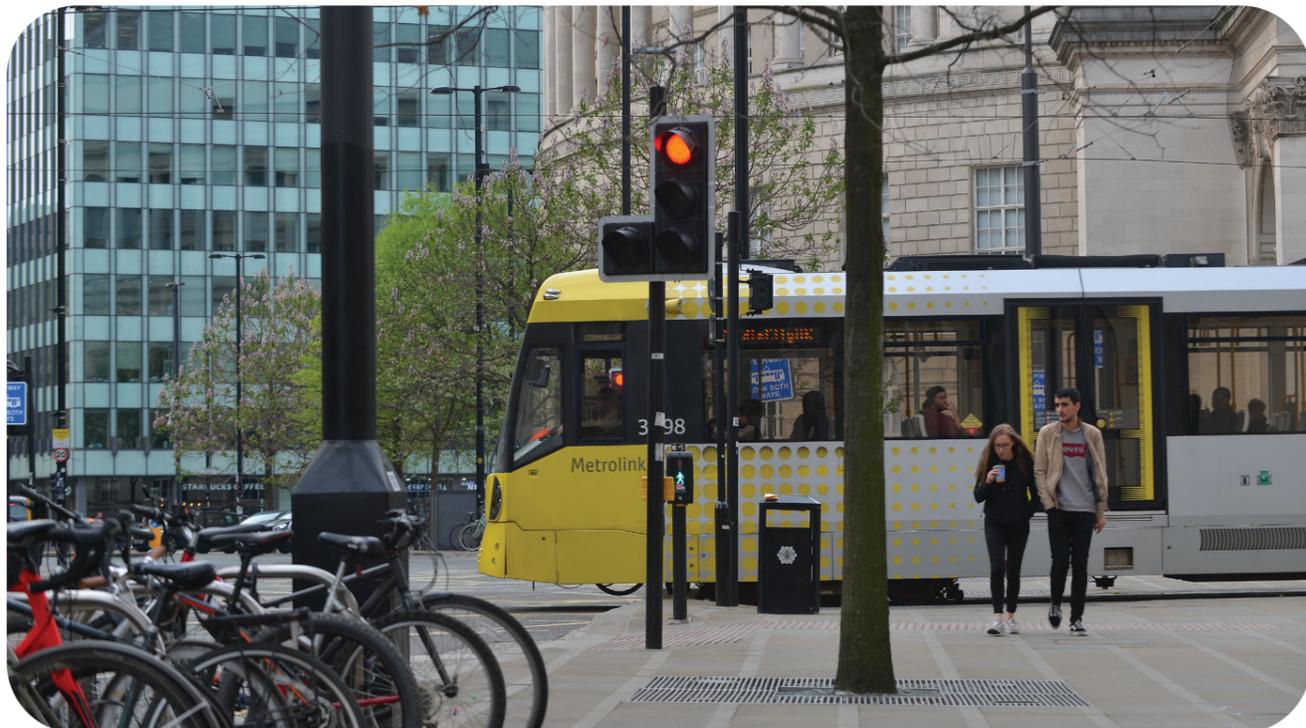
- | | | |
|---------------------------------|----------------------------|--------------------------|
| 1. St. Peter's Square Metrolink | 12. Manchester Art Gallery | 23. Arndale |
| 2. King Street Townhouse | 13. Mash Tun | 24. Manchester Central |
| 3. Hotel Gotham | 14. Moose Coffee | 25. Costa Coffee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



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.

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



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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.

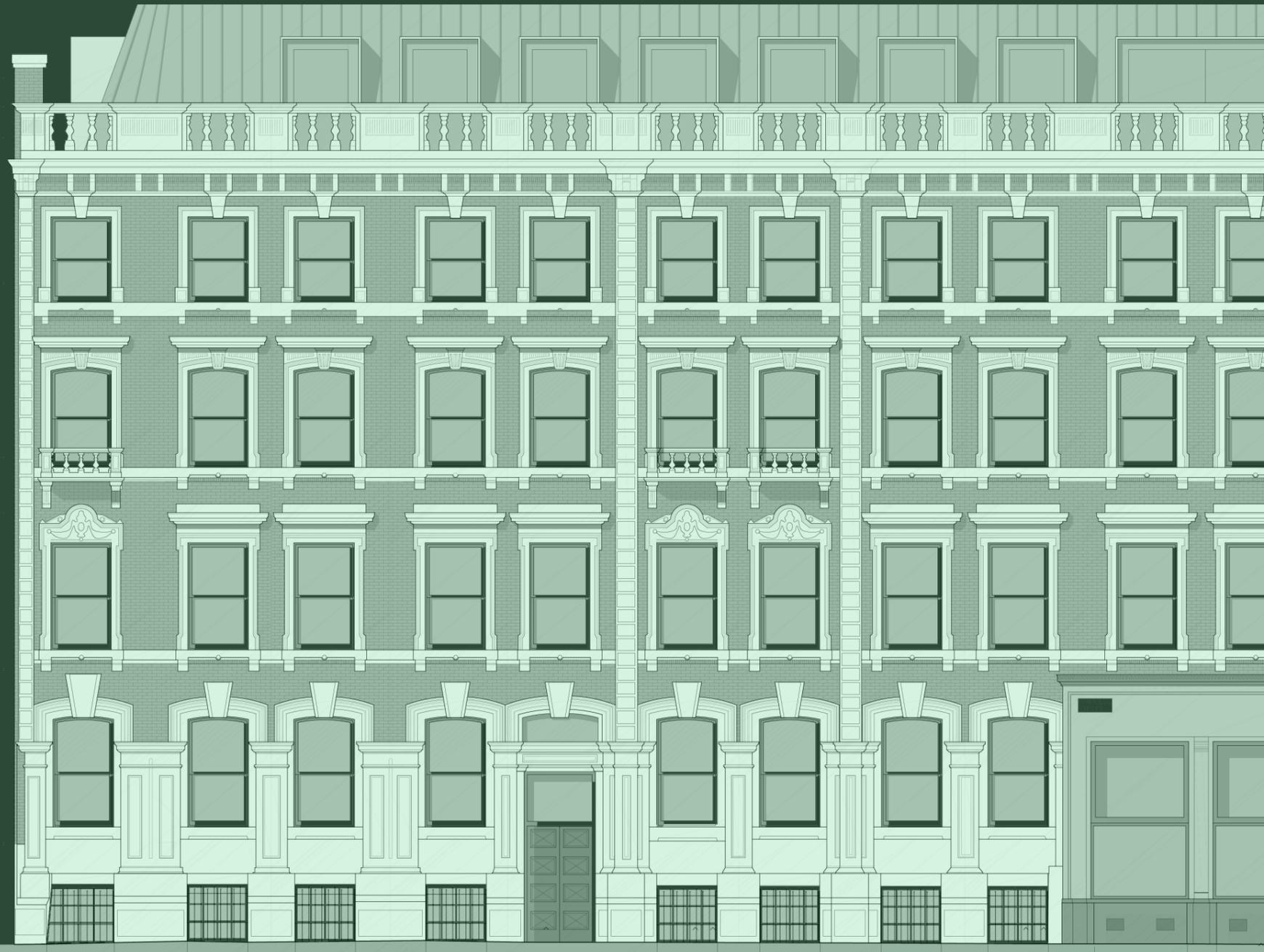
3rd Floor: 4,354 sq ft

2nd Floor: 4,362 sq ft

1st Floor: 4,328 sq ft

Ground and Upper: 5,628 sq ft

Lower Ground: 4,047 sq ft

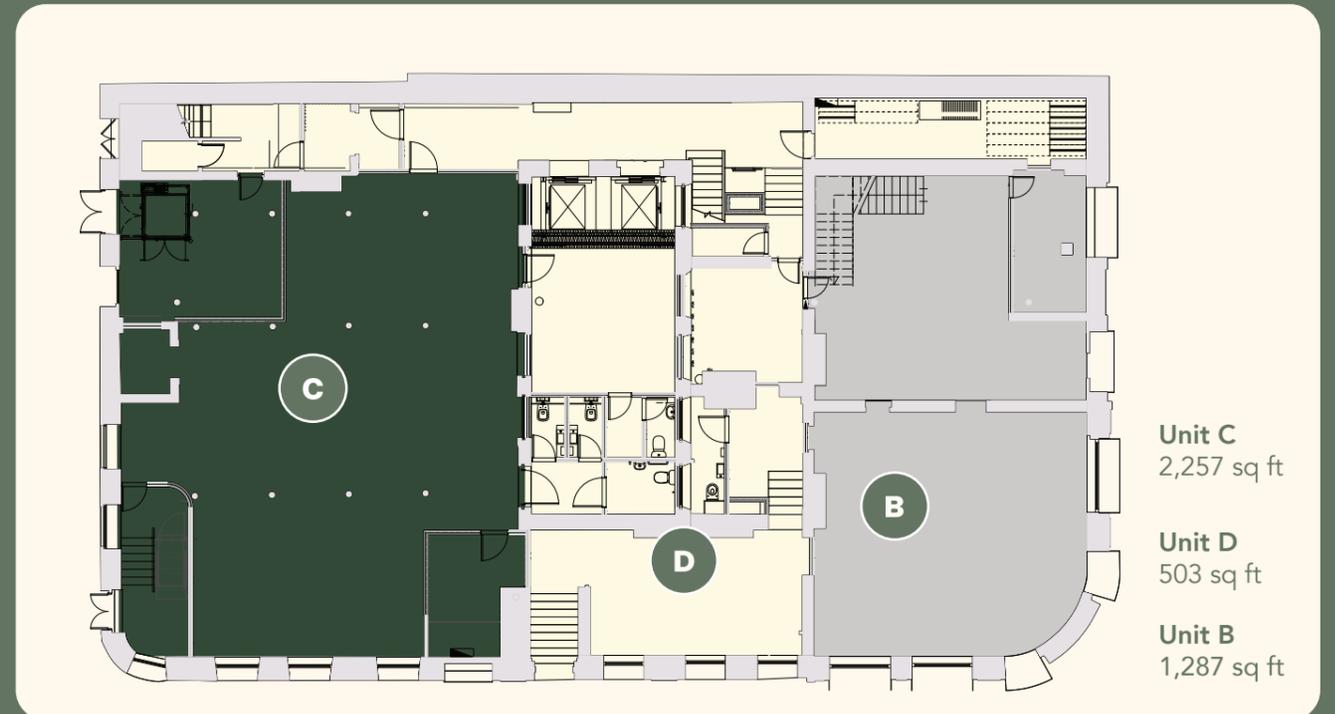


Indicative Interior



Interior features original
exposed brick and pillars

Lower GF 4,047 sq ft



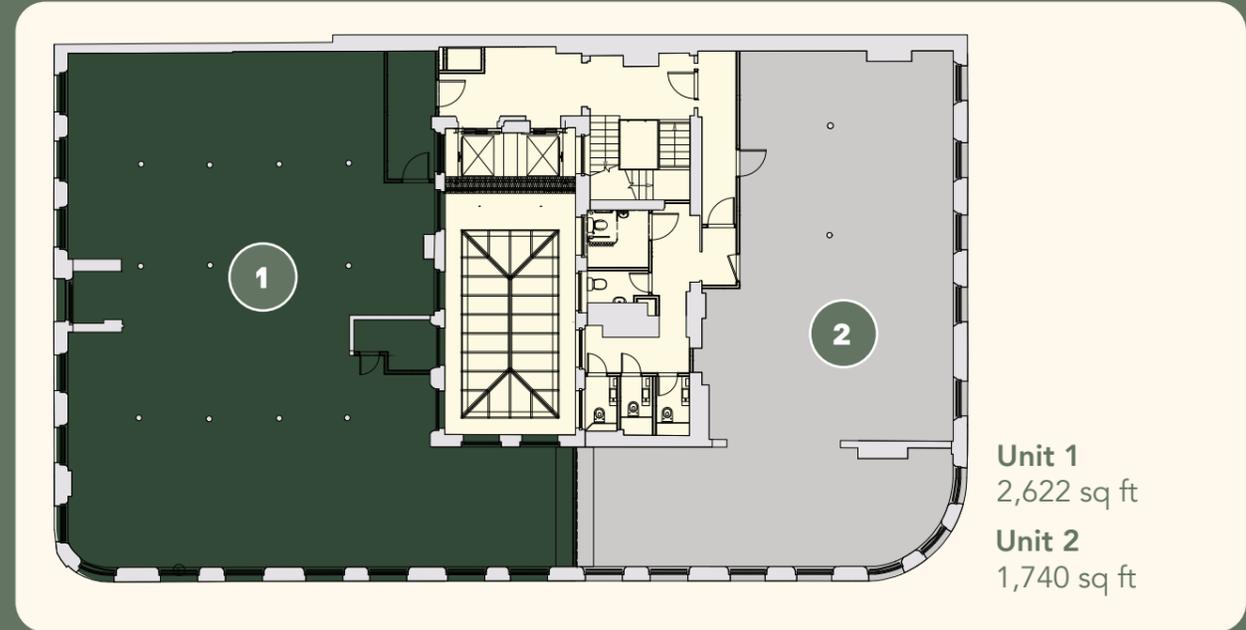
Ground & UG

5,628 sq ft



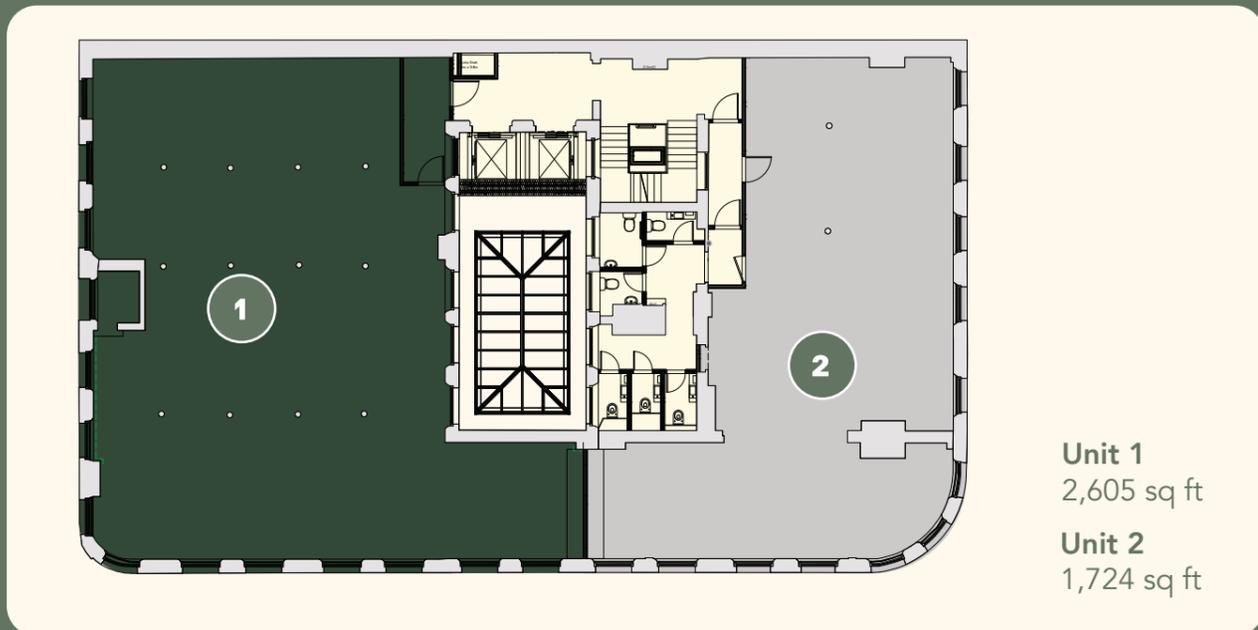
Second Floor

4,352 sq ft



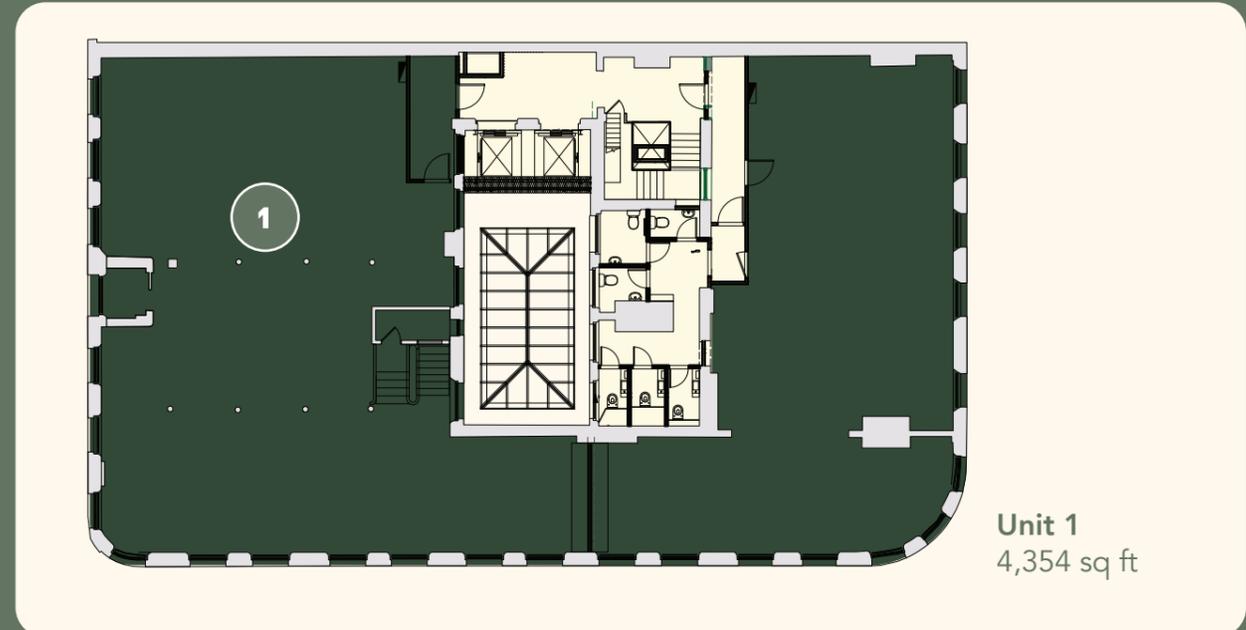
First Floor

4,328 sq ft



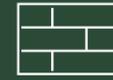
Third floor

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

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

EPC

Available on request.

SERVICE CHARGE

A Service charge will be payable.

Workspace enquiries:

OBI

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