

DANIEL HARRIS & CO
0161 237 9393
www.dh-property.co.uk

47 Newton Street, Manchester, M1 1FT

To Let | £27,650 per annum | 1,106 sq ft

Character Office To Let

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Summary

- Rent: £27,650 per annum
- Service charge: £7,852 per annum Includes Heating
- VAT: Applicable
- Legal fees: Each party to bear their own costs
- Lease: New Lease

Further information

- View Microsite

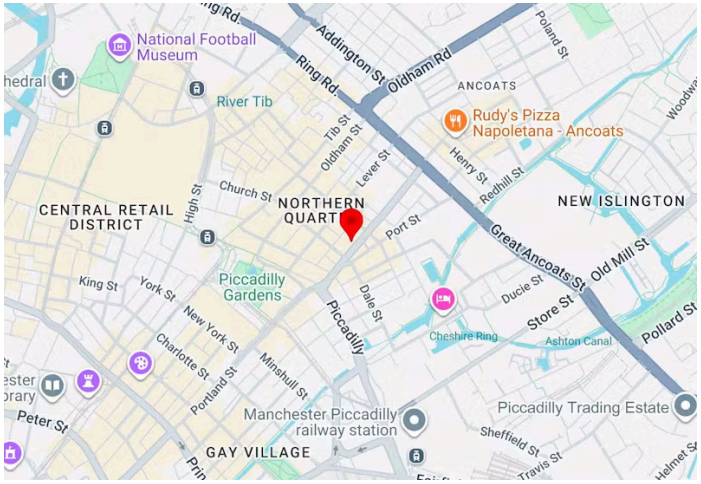
Contact & Viewings

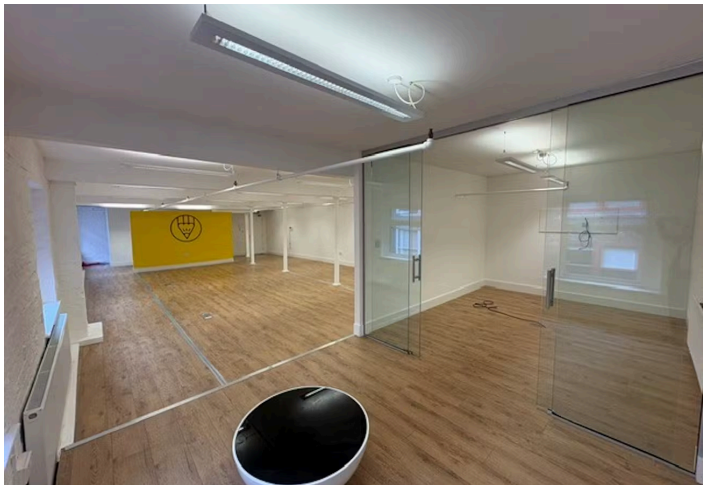
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Description

The refurbished fourth floor space, forming part of the NQ Studio Complex (including Ezra & Gil, Trek, Ohana Barbell, Fix and Yoga Soul), is largely open plan and benefits from a kitchen area and glass partitioned meeting room.. There is bike storage on the premises and an on-site Building Manager.

Location

The property is situated on Newton Street in the heart of the City's Northern Quarter with numerous independentshops, bars and restaurants in the immediate vicinity as well as occupiers from the fashion, creative and media industries. The area is a short distance from the City's prime commercial and retail cores with easy acces to rail, bus and metro networks.

Lease

The permises are to be made available on the basis of a new lease for a term to be agreed on full repairing and insuringterms (by way of service charge).

Planning

The unit is suitbale for office use.

Viewing

Strictly by appointment with the appointed Agents.

Identify Checks/AML

Prospective parties will need to provide proof of identify and residence. For a Company, any person owning more than 25% must provide the same.

Business Rates

Rateable Value: £19,500

Misrepresentation Act: The Agents and Vendors take no responsibility for any error, mis-statement or omission in these details. Measurements are approximate and for guidance only. These particulars do not constitute an offer or contract and members of the Agents firm have no authority to make any representation or warranty in relation to the property.







