



# *Colwyn Chambers*

PRESTIGIOUS OFFICE ACCOMMODATION  
**TO LET • 1,099 SQ FT (102 SQ M)**



**YORK STREET • MANCHESTER**



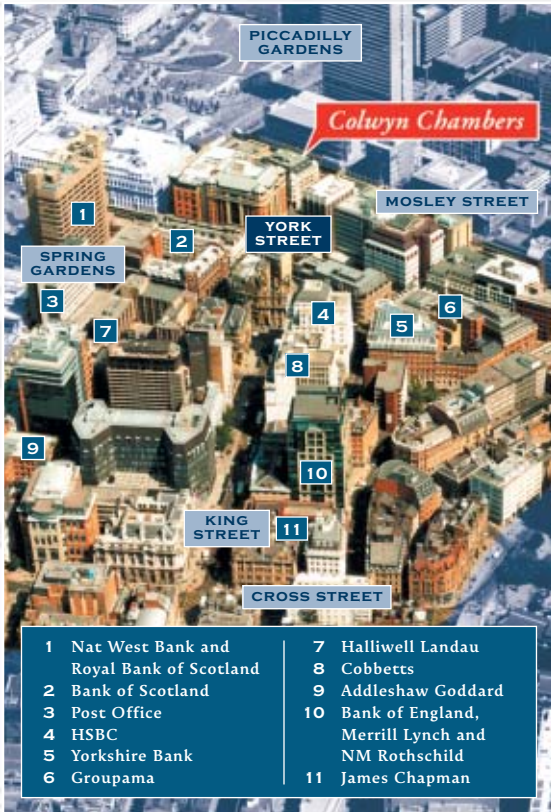
SIXTH FLOOR  
(102 sq m) · 1,099 sq ft



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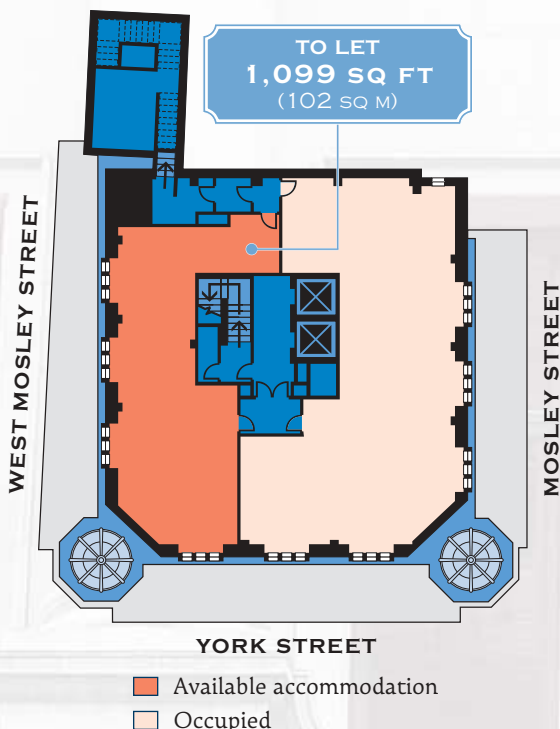
## ACCOMMODATION

The accommodation available presents an outstanding opportunity to gain an extremely prestigious, fully-fitted, penthouse-style office suite within the heart of Manchester.

## LOCATION

Situated within Manchester's financial business centre, Colwyn Chambers provides an excellent location for a professional business operation.

## SIXTH FLOOR LAYOUT



## DESCRIPTION

Each of the following features are included in this modern office building constructed behind its Grade II listed façade:

- 24-hour access control with CCTV surveillance
- House Manager on duty during normal office hours
- Impressive entrance foyer and staircase
- Comfort cooling
- Double glazed
- Two 10-person passenger lifts, each serving the six floors
- Raised floors with triple compartment outlets
- Suspended ceilings and Category II recessed lighting

## LEASE AND RENTAL TERMS

The accommodation is available on Flexible Lease terms, details of which are available on request.



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**MISREPRESENTATION ACT:**  
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