

Gifford Dixon

Commercial Property

TO LET

SERVICED OFFICES



4th Floor, Centenary House, Trafford Park, M50 1RF

50 Sq. Ft. – 22,337 Sq. Ft.

Inclusive rents starting from just £119 per person per month

gifforddixon.co.uk

0161 667 1317

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DESCRIPTION

Join the business Premier League with a base just two miles from the Manchester United football ground. The Centenary House offices are part of the first planned industrial estate in the world and still the largest in Europe.

The impressive glass-fronted building is surrounded by green spaces and has floor-to-ceiling windows offering lots of natural light. At the end of a productive day, the bright lights of Manchester are a short drive away.

ACCOMMODATION

Office space is available ranging from 50 Sq. Ft. up to 22,337 Sq. Ft. and the premises has scope to grow with your business, adding space as and when required.

Rents start from £119 per person per month.

Current available space includes:

Location	Size (Sq. Ft.)	Description	Price per month (12 month term)	Price per month (24 month term)
4th Floor	802	28-person office with floor to ceiling windows and views	£5,159	£4,872

TERMS

Office space is available on inclusive 12 monthly licence agreements, and include the following:

- 24 hour access
- Shared kitchen and toilet facilities
- Ultra fast broadband
- Cleaning and maintenance
- Onsite support
- IT/phone system setup
- Meeting room access
- Fully furnished to suit

EPC RATING

D (98)

VAT

We understand that VAT is applicable to the rent on this property.

CONTACT



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Subject to contract 17th October 2022

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