

ASH4 HOMES

PROPERTY CONSULTANTS



1st Floor Lease For Sale

Approx 414 Ft²

88 Portland Street, Manchester, M1 4GX

Planning Consent for Taxi Booking Office

- Situated in Manchester City Centre on one of the main roads close to both China Town and the Gay Village.
- Bars, restaurants, shops and transport links within close proximity.

0161 428 8652

www.ash4homes.co.uk

5300 Lakeside,
Cheadle Royal Business Park,
Cheadle,
Cheshire,
SK8 3GP



Email: info@ash4homes.co.uk

Location

The property is located on Portland Street within close proximity of its junction with Princess Street in Manchester City Centre within the George Street Conservation area amongst a high density of commercial properties. China Town, Gay Village and City Centre shops, bars, restaurants, hotels and transport links are within close proximity.

General Description

The accommodation comprises 1st floor within an attractive three storey terraced period building with a basement in Manchester City Centre within the George Street Conservation area.

The accommodation has Planning Permission for a Taxi Booking Office. The first floor has solid floors, low ceilings with strip lights, WC, Kitchen and storage facilities.

Accommodation

As measured on a net internal basis the areas are as follows:

First Floor	38.5m ²
Total	38.5m² (414 sq ft)

Lease

The accommodation is available by the way of a new effectively fully repairing and insuring lease for a term to be agreed at an initial rent of £15,000 per annum. Ingoing premium for location required POA.

Business Rates

Available on request



EPC

A copy of the EPC is available on request.

VAT

All prices, rents and outgoings are exclusive of but may be liable to VAT.

Viewing

By appointment with the sole agents:
Ash 4 Homes for the attention of:

Mohammed Khan
(mohammedkhan@ash4homes.co.uk)

Date of preparation: 08/08/16

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