

To Let

Office/Retail/Leisure Units

100 – 114 Chapel Walks
Chapel Street
Salford M3 5DW



**DRIVERS
JONAS**

0161 247 7373
www.driversjonas.com

Freephone
0800 830 840
www.spacia.co.uk

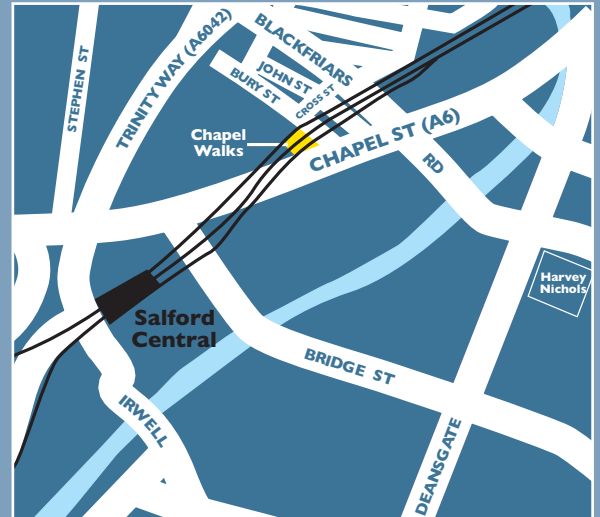
 **spacia**
Flexible business space

Office/Retail/Leisure Units Units To Let

Features:-

- Full height glass frontages
- 3 phase electricity supplies
- W.C. facilities
- Raised floor and mezzanine levels
- Serviced ducting electronic security shutters
- Wall/soffit lining systems
- On site secure parking
- Heating/ventilation system

Chapel Walks is an exciting new retail/office and leisure development that is situated opposite the 5 star Lowry Hotel and within five minutes walking distance to Manchester's main shopping area.



Chapel Walks, Chapel Street Floor areas

Arch	sq m	sq ft
100	245.9 sq m	2,647 sq ft
102	306.1 sq m	3,295 sq ft
104	294.3 sq m	3,168 sq ft
106	424.2 sq m	4,566 sq ft
108	436.7 sq m	4,700 sq ft
110	445.3 sq m	4,793 sq ft
112	415.4 sq m	4,471 sq ft
114	326.6 sq m	3,515 sq ft

As a Spacia customer you will experience an organisation committed to meeting your business space requirements

Rental: Upon application.

All rentals will be subject to the addition of VAT.

Rates: The Tenant will be responsible for the payment of rates and all other outgoings. Interested parties should make their own enquiries with Salford City Council.

Planning: Planning permission has been granted for Class A1 Retail, Class A3 Licence, Leisure and Class B1 Offices.

Insurance: The tenant will be required to contribute towards the insurance of the property structure and landlords internal fit out. Please enquire with Drivers Jonas.



Service Charge: There will be a service charge payable on these premises. Please make enquiries with Drivers Jonas.

Tenure: The properties are available on flexible terms. Please enquire with Drivers Jonas.

Viewing: Strictly by appointment with the Sole Letting Agents Drivers Jonas on 0161 247 7373.

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