



# MANHATTAN

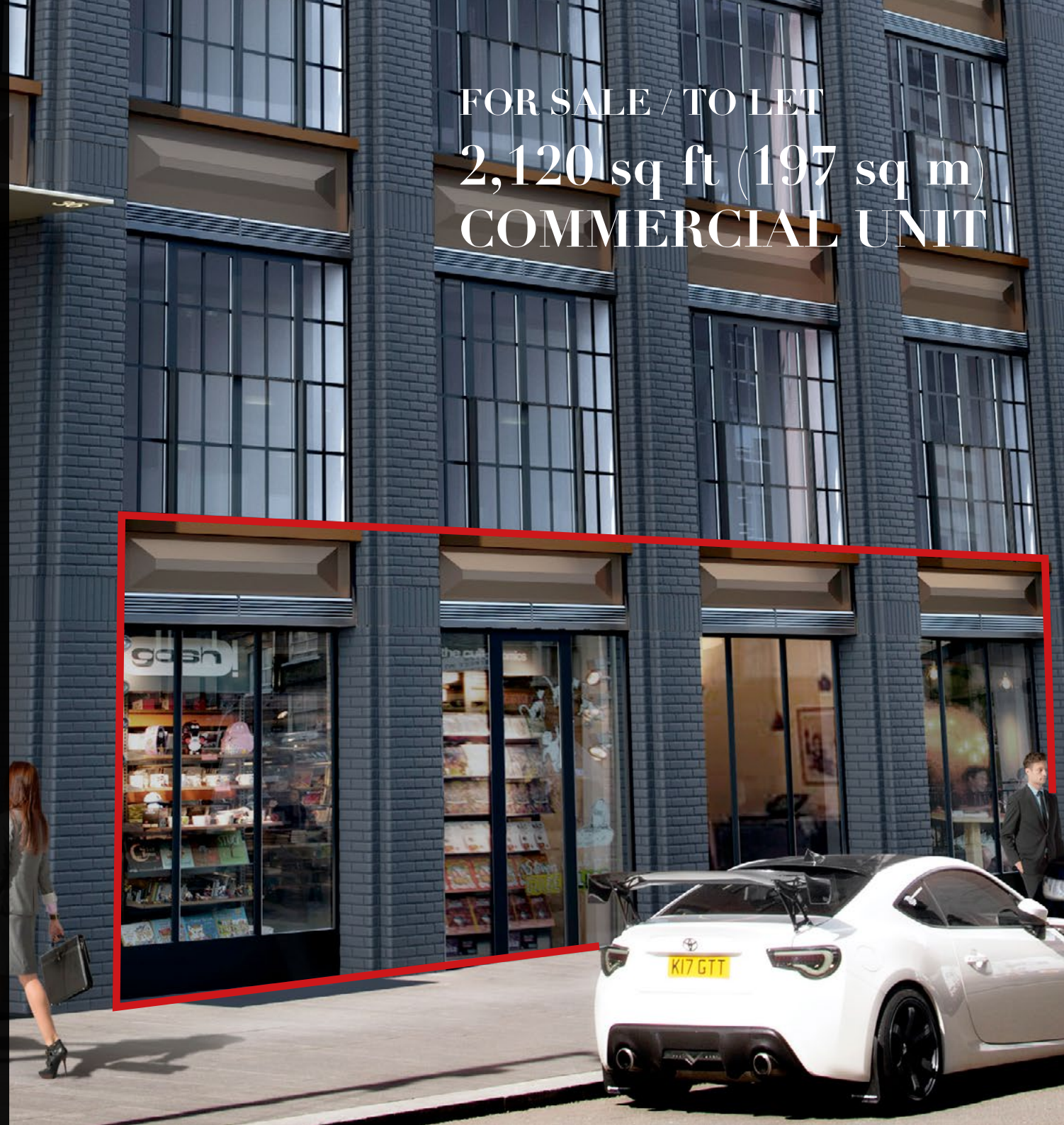
36 GEORGE ST, MANCHESTER M1 4HA

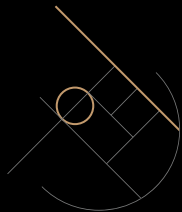
- CITY CENTRE LOCATION: M1 4HA
- LEISURE / RETAIL / SHOWROOM / OFFICE OPPORTUNITY (SUBJECT TO PLANNING)
- 42 APARTMENTS ALL SOLD
- AVAILABLE FROM NOV' 2019

For all enquiries:  
Matt Illingworth  
07826 551 505

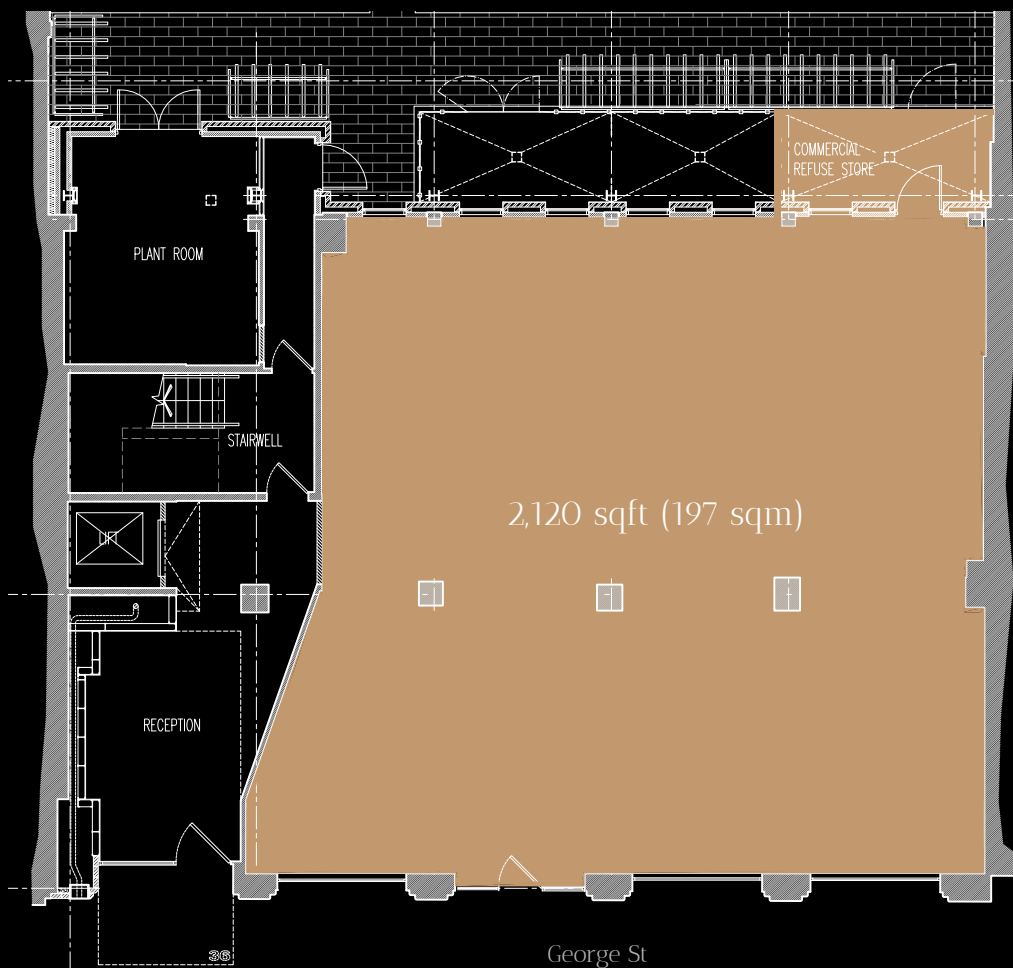
[matt@hynesillingworth.com](mailto:matt@hynesillingworth.com)  
[www.hynesillingworth.com](http://www.hynesillingworth.com)

FOR SALE / TO LET  
2,120 sq ft (197 sq m)  
COMMERCIAL UNIT





# ACCOMMODATION



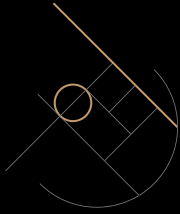
\* Ground floor layout plan not to scale

## NEW YORK LUXURY MADE IN MANCHESTER

The premises are arranged on ground floor and have the benefit of an installed double frontage onto George Street.

There is ample scope to sub-divide allowing sales and back of house accommodation with limited interruption from columns and a generous bin store to the rear.

A high quality fit out is sought which will complement the residential ground floor entrance and a full handover specification is available on request.



# LOCATION



Located on George Street, between Manchester's famous China Town and the thriving activity of New York Street, the premises commands a strong central position that would be beneficial to a range of commercial uses (subject to planning) close to a high volume of office and residential buildings.

# TERMS & CONDITIONS

The premises are available either to Rent or Long Leasehold – Details available on request.

EPC – Available on Request.

Rateable Value to be assessed.

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Matt Illingworth 07826 551 505



 Hynes  
Illingworth  
**0161 431 0660**



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