



# BOUNDS × BUILDING

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68 Sackville Street  
Manchester, M1 3NJ



TO LET  
0161 235 8595

J. H. BOUNDS

STREET SIGN



STOP

TO LET

# HIGH QUALITY CONTEMPORARY OFFICE ACCOMMODATION

1,839 – 3,751 sq ft  
(171 – 348 sq m)



✘ **The impressive Victorian office building, has undergone an extensive refurbishment program to provide New York loft style space, offering high quality contemporary and characterful office space, suitable for immediate occupation, overlooking Vimto Park.**

Requirements from 1,839 sq ft to 3,751 sq ft can be accommodated over first and third floors, arranged in a predominantly open plan configuration. Each floor benefits from male and female toilet facilities, shower, kitchen and lift access.



SPINNINGFIELDS

MANCHESTER CENTRAL

ST PETER'S SQUARE

MANCHESTER CITY CENTRE

PICCADILLY GARDENS

CHORLTON ST  
BUS TERMINAL

Portland Street

NORTHERN QUARTER

OXFORD ROAD STATION

A34 Princess St

Chorlton St

Sackville St

KAMPUS

A6

UMIST VIMTO PARK

Fairfield St

BOUNDS x BUILDING

PICCADILLY STATION

KNOWLEDGE QUARTER

MANCHESTER  
UNIVERSITY CAMPUS

A6 London Rd

MANCUNIAN WAY (A57M)

VICTORIA STATION

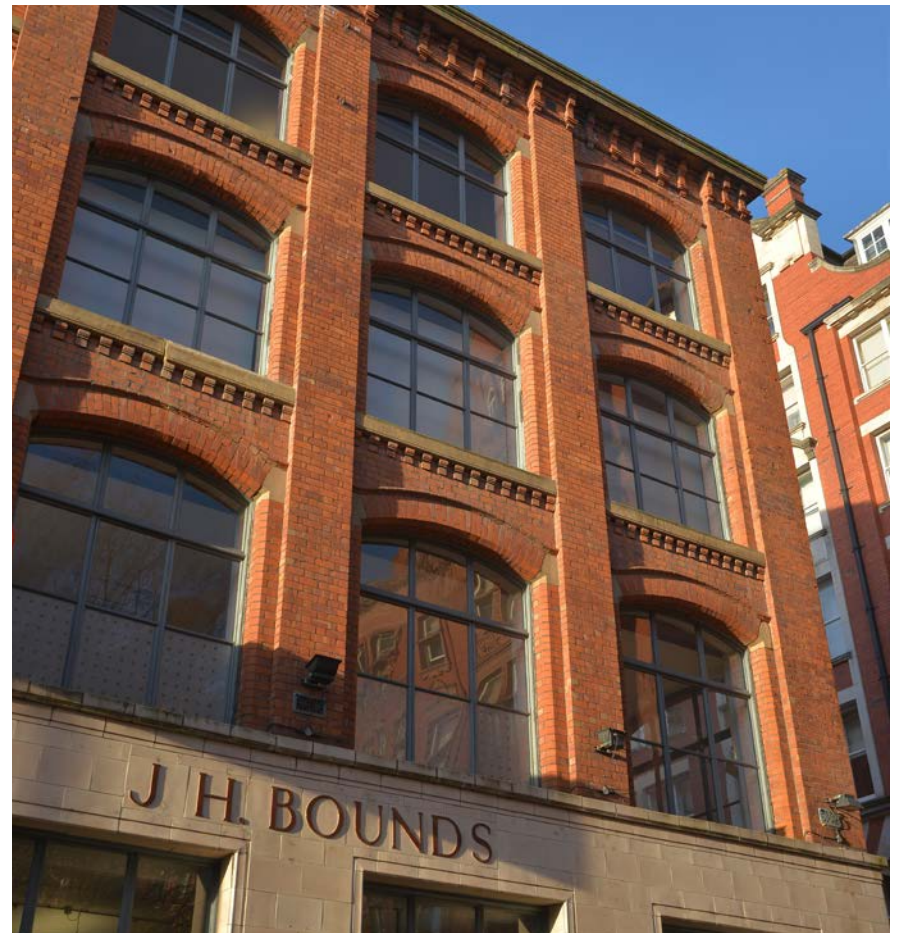
SHUDEHILL TRANSPORT  
INTERCHANGE

## A STRIKING BUILDING

situated in a prominent position on Sackville Street

- ✕ **The striking building is situated in a prominent position on Sackville Street, close to the junction with Whitworth Street and overlooking the UMIST Vimto Park. The surrounding area, including the Manchester University Campus, is considered one of the most cosmopolitan areas in the City offering occupiers a wide choice of amenities including cafes, bars, restaurants, shopping and leisure facilities nearby.**

Sackville Street is located within close proximity of excellent public transport links including Piccadilly Gardens public transport interchange, Chorlton Street bus terminal and both Piccadilly and Oxford Road railway stations.





**BOUNDS x BUILDING**

## ✗ Key

### ● Restaurants and bars

- 1 Esquires coffee shop
- 2 Carluccios
- 3 Chango's Burrito
- 4 Philpotts/Pizza Express
- 5 Dog Bowl
- 6 Gorilla
- 7 Upper Crust
- 8 Pizza Express
- 9 Ask Italian
- 10 Grill on New York Street
- 11 The Alchemist
- 12 Giovannis Deli
- 13 Philpotts
- 14 Starbucks
- 15 Cafe Nero
- 16 Zizzis
- 17 Bella Italia
- 18 Pret
- 19 Wrap it Up
- 20 China Town
- 21 Tribeca
- 22 Chopped
- 23 Canal Street
- 24 Peru Perdu
- 25 Foundation Coffee
- 26 O Sheas Irish Bar

### ● Retail & Leisure

- 27 Market Street
- 28 Manchester Arndale
- 29 Northern Quarter
- 30 Tesco Express
- 31 Sainsburys
- 32 JD Sports Gym

### ● Hotels

- 33 Mecure, Piccadilly
- 34 Brittania
- 35 Malmaison
- 36 DoubleTree by Hilton
- 37 Holiday Inn
- 38 Ibis Hotel
- 39 Novotel
- 40 Premier Inn
- 41 Ibis
- 42 Kimpton Clocktower Hotel



**IDEALLY LOCATED**

with close proximity of  
excellent public transport links



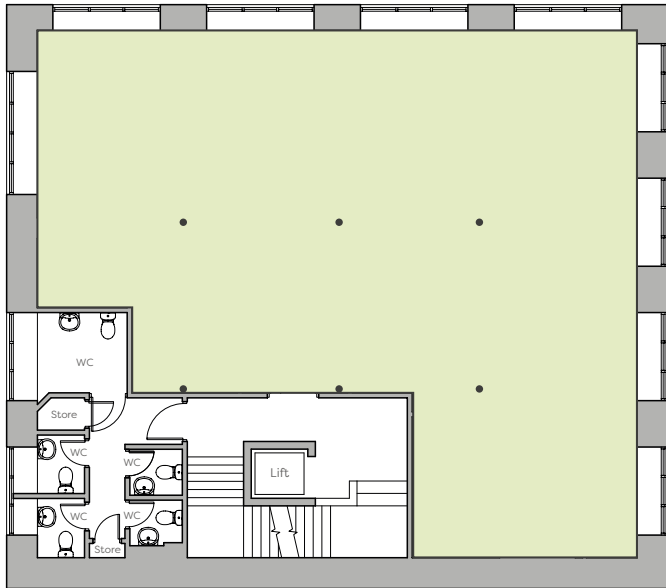


An excellent  
specification in a  
**NEW YORK LOFT  
STYLE SPACE**



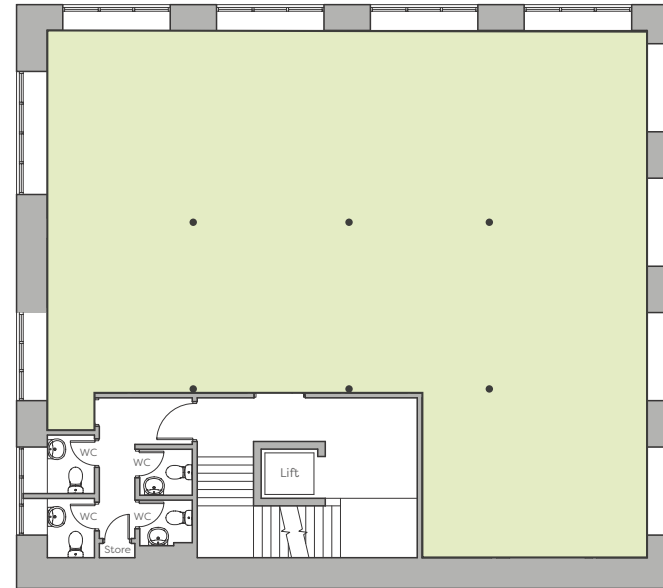
- ✕ • **Boutique style entrance**
- **Exposed cast iron columns and beams**
- **Key fob entry/security system**
- **24 hour access, 7 days a week**
- **Male and female WCs and on each floor**
- **Showers on each floor**
- **High quality wooden flooring**
- **Feature lighting**
- **Excellent floor to ceiling height**
- **6 person passenger lift**
- **New York loft style windows throughout**
- **Superb natural light**
- **On site car parking**
- **Kitchen area incorporated within suites**

GRANBY ROW



✗ FLOOR 1 - 1,839 SQ FT

GRANBY ROW



✗ FLOOR 3 - 1,912 SQ FT

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# EXPOSED CAST IRON COLUMNS & BEAMS



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For further information and viewings  
please contact the agent.

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