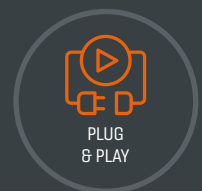




SELF-CONTAINED OFFICES
CONTROL YOUR OWN
WORKING ENVIRONMENT



PLUG
& PLAY



OUTSTANDING
SPECIFICATION



UNRIVALLED
PARKING



UNIQUE COURTYARD
ENVIRONMENT



PERIOD
FEATURES



OFFICES FROM 733
TO 6,645 SQ FT

DEVA
CITY OFFICE PARK **MANCHESTER**

Welcome to DEVA...

Deva City Office Park is a unique office development on the site of the former Threlfall's Brewery.

The location offers the benefits of city centre amenities and public transport links, combined with unrivalled car parking provision and excellent road connections.

Deva City Office Park provides a wide range of business space, including original Grade II listed former brewery buildings which have been sympathetically refurbished to provide high specification office space, whilst retaining the heritage of their former use.

The original buildings are complemented by a development of 17 self-contained contemporary office units, each with its own front door. Arranged around a central courtyard, the units offer the added benefit of 24/7 manned security and secure car parking, accessed by a barrier entry system.



High Quality Manchester Office Accommodation

suites from 733 sq ft

with outstanding on-site car parking provision

FEATURING:

- A mixture of contemporary self-contained office buildings and high specification character accommodation
- Plug-and-go fully fitted & furnished suites
- Ability to control your own working environment
- Branding opportunities (Brewery Yard only)
- Manchester city centre location
- Excellent road links and public transport connections
- 24-hour security provision
- Immediate access to ring road
- Cycle storage facilities
- Super connected for high speed broadband
- Existing fit out benefits in some buildings



YOU'RE IN GOOD COMPANY

Notable occupiers on the business park include:

DAVIS·BLANK·FURNISS
S O L I C I T O R S

Handelsbanken



Dental
Care



THOMASONS

justteachers

CAR PARKING

Deva City Office Park benefits from an unrivalled on-site car parking ratio of 1 space per 375 sq ft.

Please click to watch video



DESCRIPTION

FEATURES

GALLERY

ACCOMMODATION

PLUG AND GO

LOCATION

AMENITIES

DETAILS

AERIAL

CONTACT



THE 'IN'S AND OUT'S' OF DEVA CITY OFFICE PARK



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THE TOWER 2,230 TO 4,480 SQ FT

BREWERY YARD BUILDING 5 733 SQ FT | BUILDING 8 1,586 SQ FT



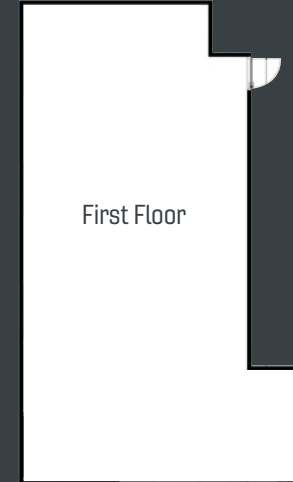
Fourth Floor
2,250 sq ft (209.1 sq m)
fully fitted & furnished

TT



Ground Floor

Building
5



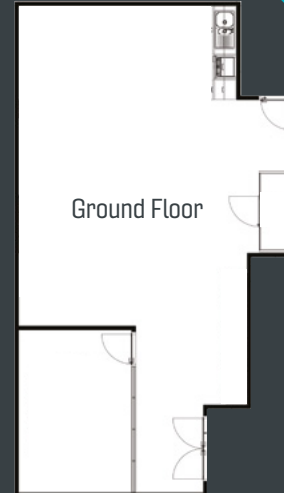
First Floor

Building
8



Fifth Floor
2,230 sq ft (207.1 sq m)

TT



Ground Floor

THE TOWER
2,230 SQ FT TO
4,480 SQ FT

BREWERY YARD
BUILDING 5 733 SQ FT
BUILDING 8 1,586 SQ FT



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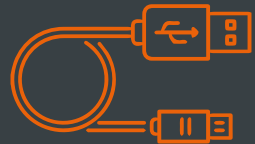
AMENITIES

DETAILS

AERIAL

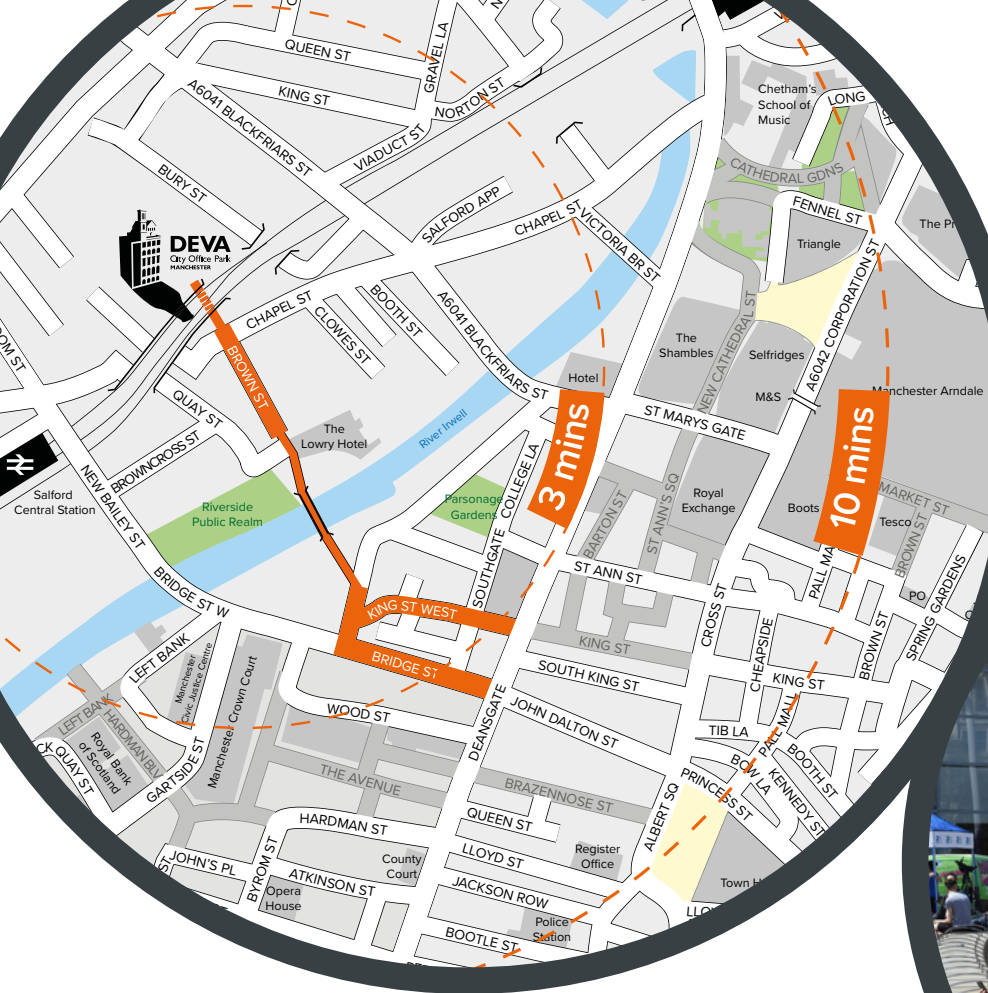
CONTACT





PLUG AND GO





LOCATION

Deva City Office Park is conveniently situated in the heart of Manchester city centre. Access to the scheme is from Trinity Way (A6042), which forms part of the Manchester inner ring road, or from Chapel Street, adjacent to the 5* Lowry Hotel. Deansgate, with its abundance of national retail and leisure operators, including House of Fraser, Co-op, Tesco, San Carlo, Australasia, Oast House, Cicchetti, The Ivy and Costa Coffee is less than **three minutes** walk away.

Deva City Office Park is strategically positioned for quick access into and out of the city centre. The M602, M60 and A580 are easily accessed and in turn provide links onto the regional motorway network. Salford Central and Victoria Station are within a short walk providing rail, bus and Metrolink services.

AN ABUNDANCE OF AMENITIES

Deva City benefits from the wealth of amenities that are available across Manchester City centre. In addition it has award winning restaurants and pubs along with cafes and shops all within a few minutes' walk. These include The Black Friar pub which is now described by many as 'A Gem Amongst Giants' and serves award winning food and drinks. Porta Tapas is one of Manchester best Spanish restaurants and is perfect for a quick bite and drink at lunch or after work! In a nutshell Deva City has all the amenity you could want within a few minutes stroll!



UNIQUE COURTYARD ENVIRONMENT



Deva City Office Park is strategically positioned for quick access into and out of the city centre



New Bailey Street
FREE Bus 5 mins walk



Salford Central 3 mins walk
Manchester Victoria 10 mins walk



Easy access to the
A580, M602 & M60

1 ANGEL SQUARE

EMBANKMENT

TRANSPORT EXCHANGE

PRINTWORKS

HARVEY NICHOLS SELFFRIDGES

ARNDALE CENTRE

LOWRY HOTEL

PICCADILLY GARDENS

KING STREET

SALFORD CENTRAL STATION

PICCADILLY STATION

SPINNINGFIELDS

ST PETER'S SQUARE

MANCHESTER CENTRAL

HILTON HOTEL



DEVA
CITY OFFICE PARK MANCHESTER

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TERMS

The accommodation is available on a leasehold basis for a term of years to be agreed.

FURTHER INFORMATION

By appointment with the joint letting agents CBRE, Edwards & Co and Canning O'Neill.

**CANNING
O'NEILL**
canningoneill.com
0161 244 5500

Edwards.
edwardsprop.com
0161 833 9991

CBRE
+44 (0)161 455 7666
www.cbre.co.uk



Unique courtyard scheme
Outstanding specification
Period features
Unrivalled parking
Control your own environment

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