

1

ONE  
NEW  
YORK  
ST.

---

NY



# TIME FOR SOME THING NEW?

1  
ONE  
NEW  
YORK  
ST.  
NY

# 01

WELCOME

# NEW START...



Living up to its prestigious address, 1NY Street is being transformed to provide stylish, contemporary workspace in the heart of MCR.

REFURBISHED  
RECEPTION



STYLISH NEW  
WORKSPACE



VIBRANT  
LOCATION



1  
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NEW  
YORK  
ST.  
NY

# NEW RECEPTION



The new 1NY reception will provide a stylish entrance to welcome, work or relax. Combining warmth and style with new meeting pods, coffee areas and welcome area.

REFURBISHED  
RECEPTION



LOUNGE  
AREA



BREAKOUT  
MEETING PODS



# 03

## LOCATION

# LOCATION

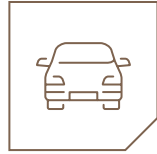
METROLINK  
ON DOORSTEP



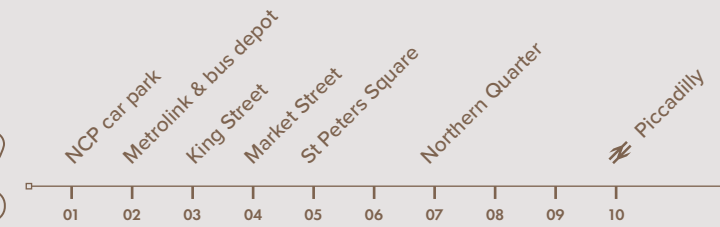
PICCADILLY  
TRAIN ST.



BASEMENT PARKING  
& ADJACENT NCP



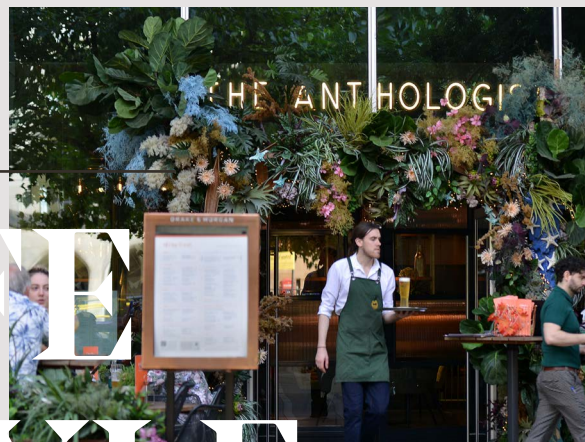
Perfectly located in the heart of Manchester with abundance of amenities on your doorstep and short stroll to all key Manchester districts and transport hubs.



04

LIFESTYLE

# LIFE STYLE



1 ONE  
NEW YORK  
ST.  
NY



## AMENITIES

### Restaurants

1. The Alchemist
2. Franco Mana
3. Lucky Cat
4. Six by Nico
5. Pizza Express

### Retail

6. Market Street
7. Apple Store
8. Uniqlo
9. Selfridges
10. Harvey Nichols

### Leisure

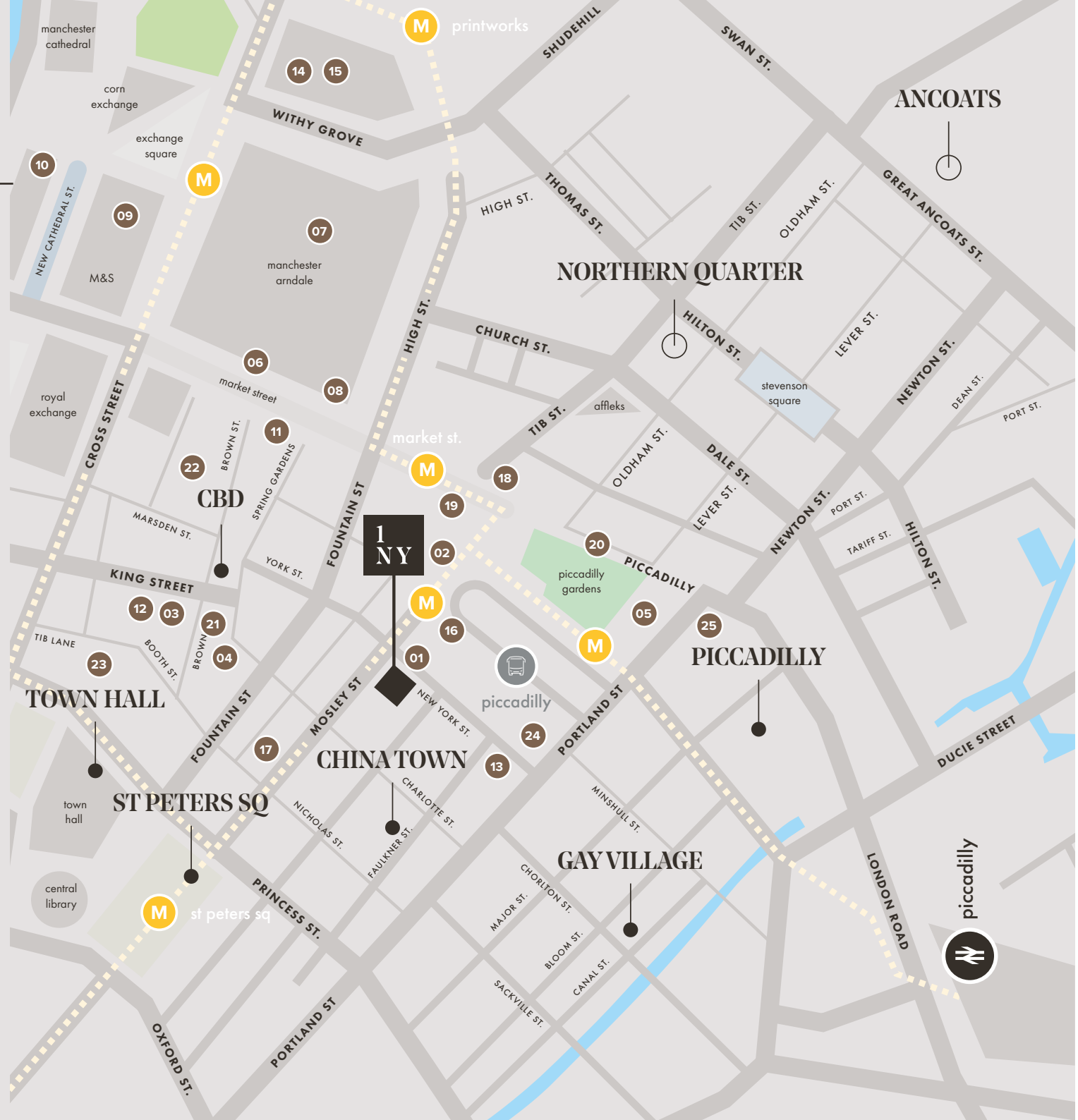
11. PureGym
12. Flight Club
13. The Gym Group
14. Printworks
15. Vue Cinema

### Convenience

16. M&S Food
17. Sainsburys Local
18. Starbucks
19. Costa
20. Five Guys

### Hotels

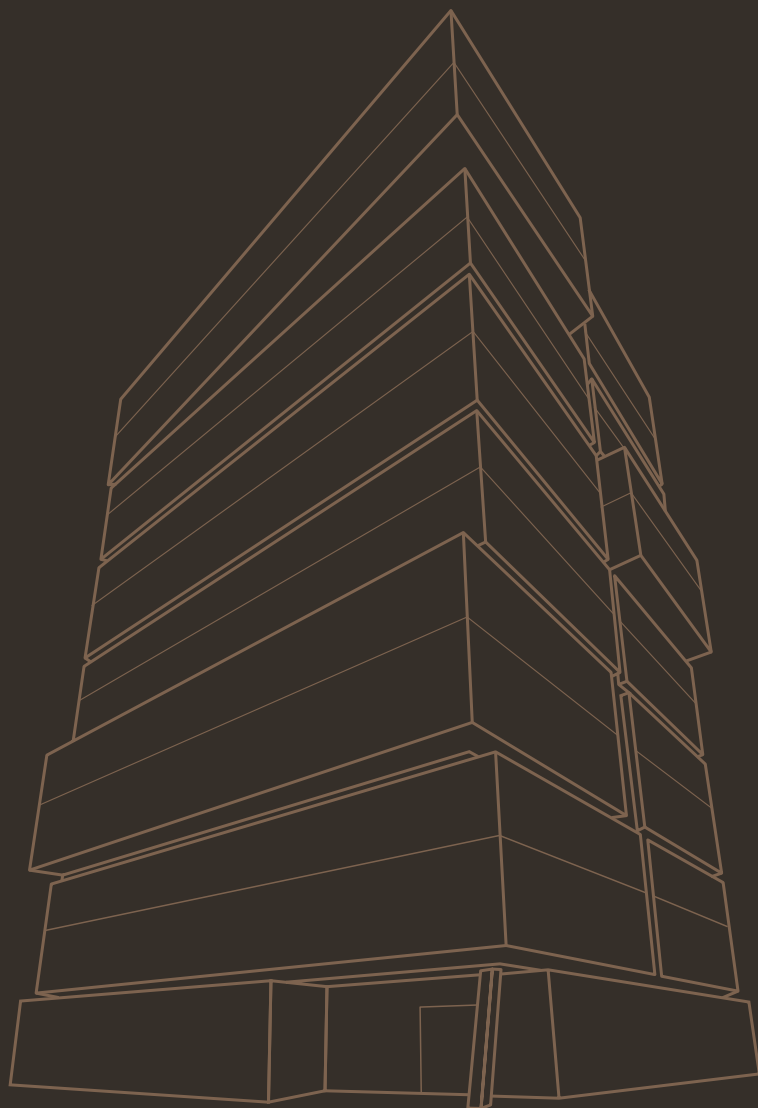
21. Gotham Hotel
22. Stock Exchange
23. King Street Townhouse
24. Mecure Manchester
25. Ibis Portland Street



# 06

AVAILABILITY

# AVAILABILITY



FLOOR	AVAILABILITY
11	OCCUPIED
10	TO LET 8,819 SQ FT
09	OCCUPIED
08	OCCUPIED
07	SUITE 1 - 4,096 SQ FT      SUITE 2 - 4,503 SQ FT
06	OCCUPIED
05	TO LET - 8,756 SQ FT
04	TO LET - 4,181 SQ FT ( fully fitted & furnished)
03	OCCUPIED
02	OCCUPIED
01	OCCUPIED

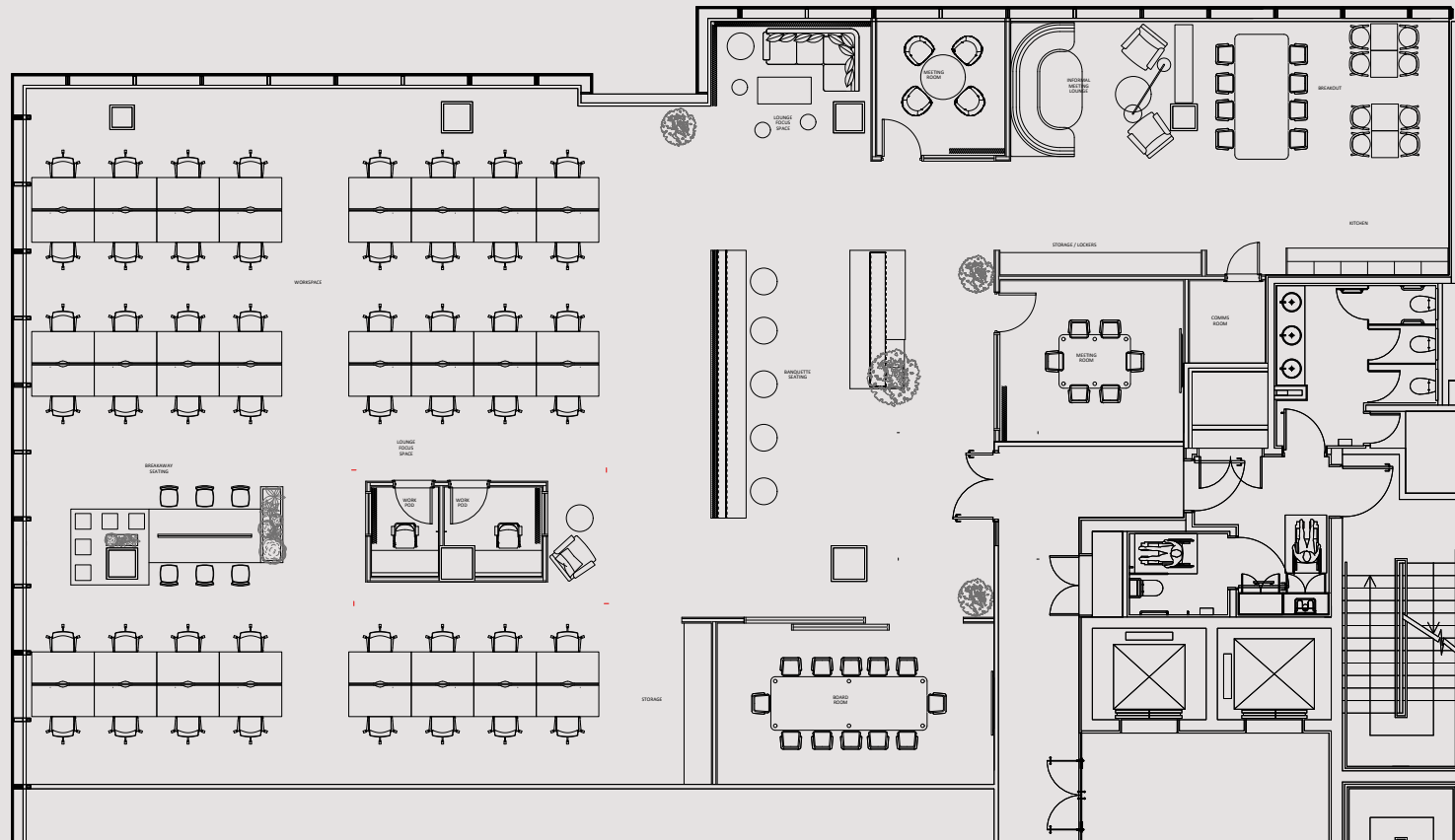
1  
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ST.  
NY



AVAILABILITY

# 04th Floor

## To Let 4,181 Sq Ft



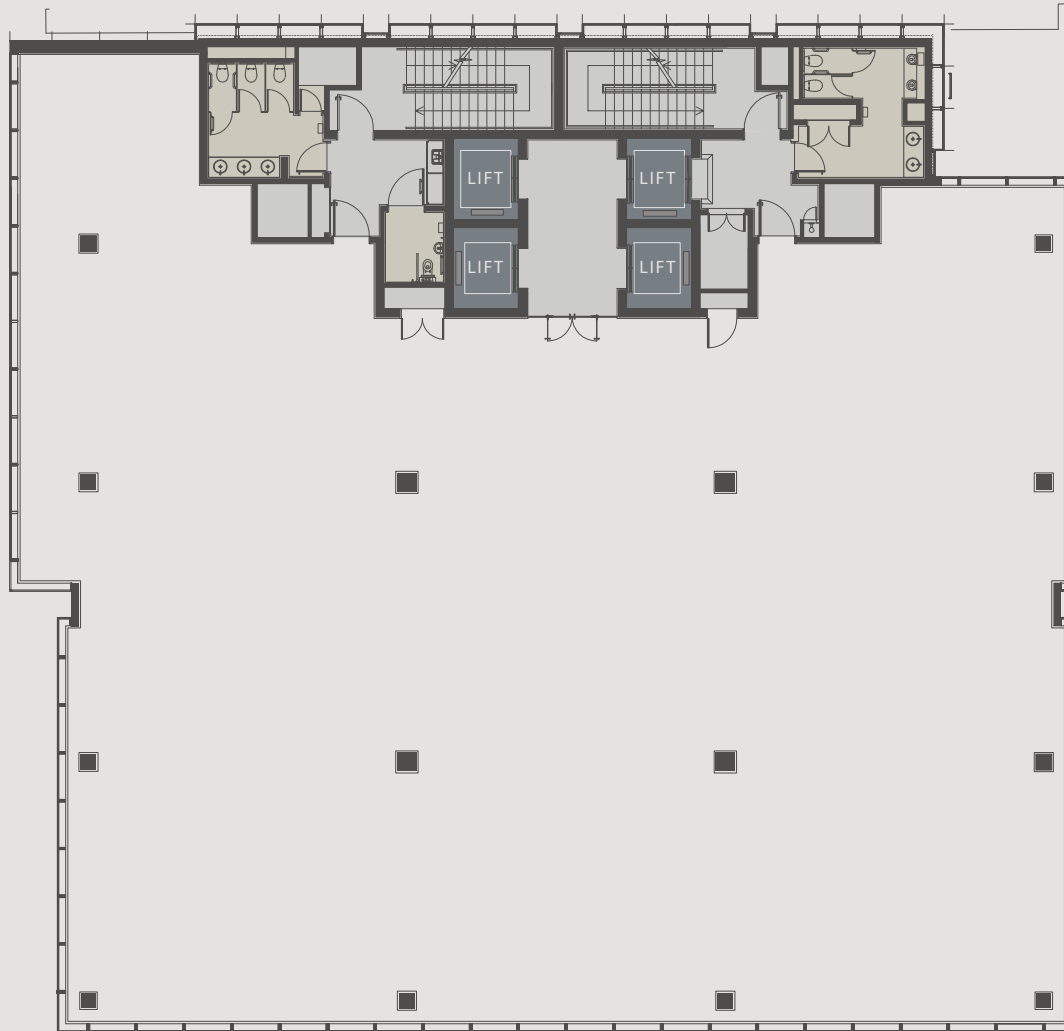
### DESCRIPTION

Fully fitted and furnished\*  
\*layout may be subject to amendments

AVAILABILITY

# 05th Floor

To Let 8,756 Sq Ft

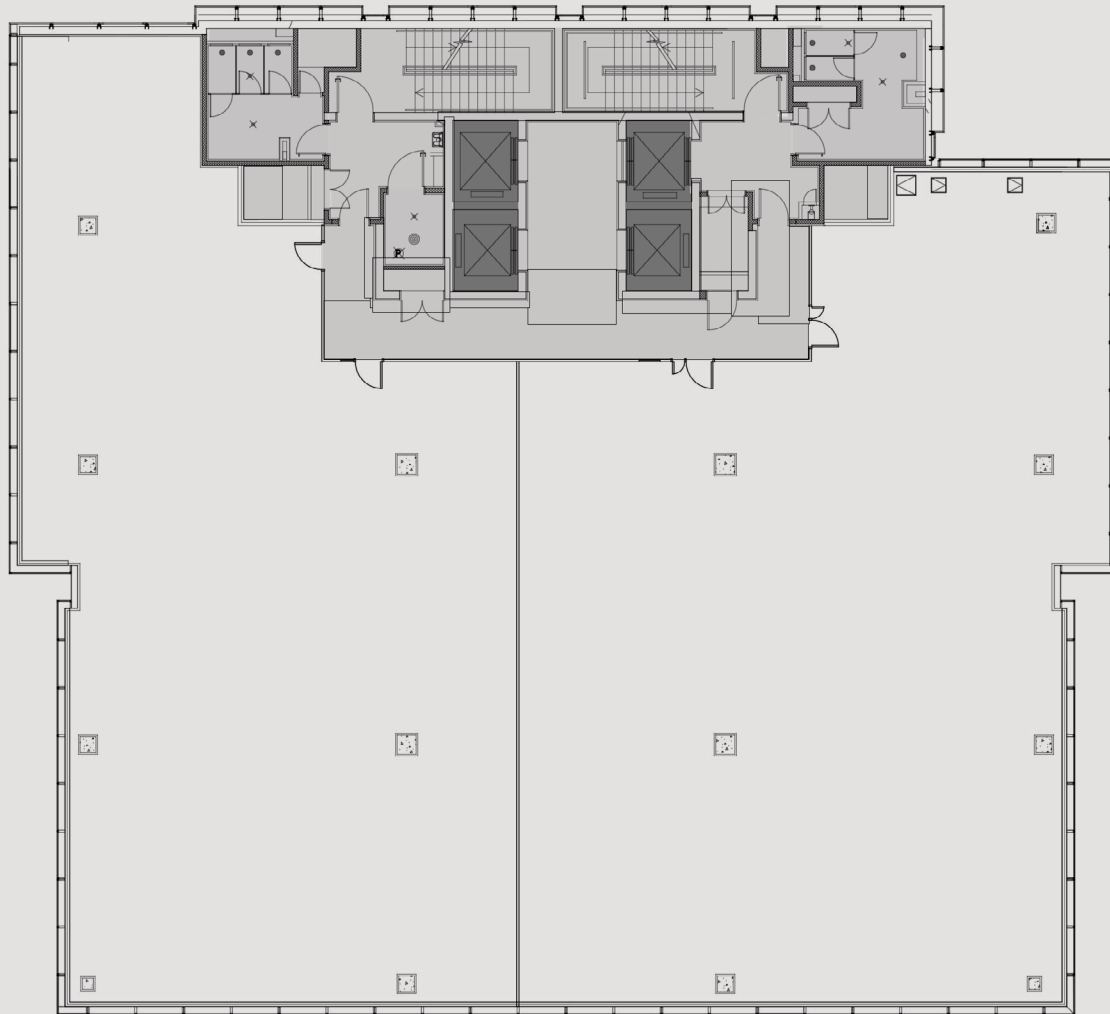


AVAILABILITY

# 07th Floor

Suite 1: 4,096 Sq Ft

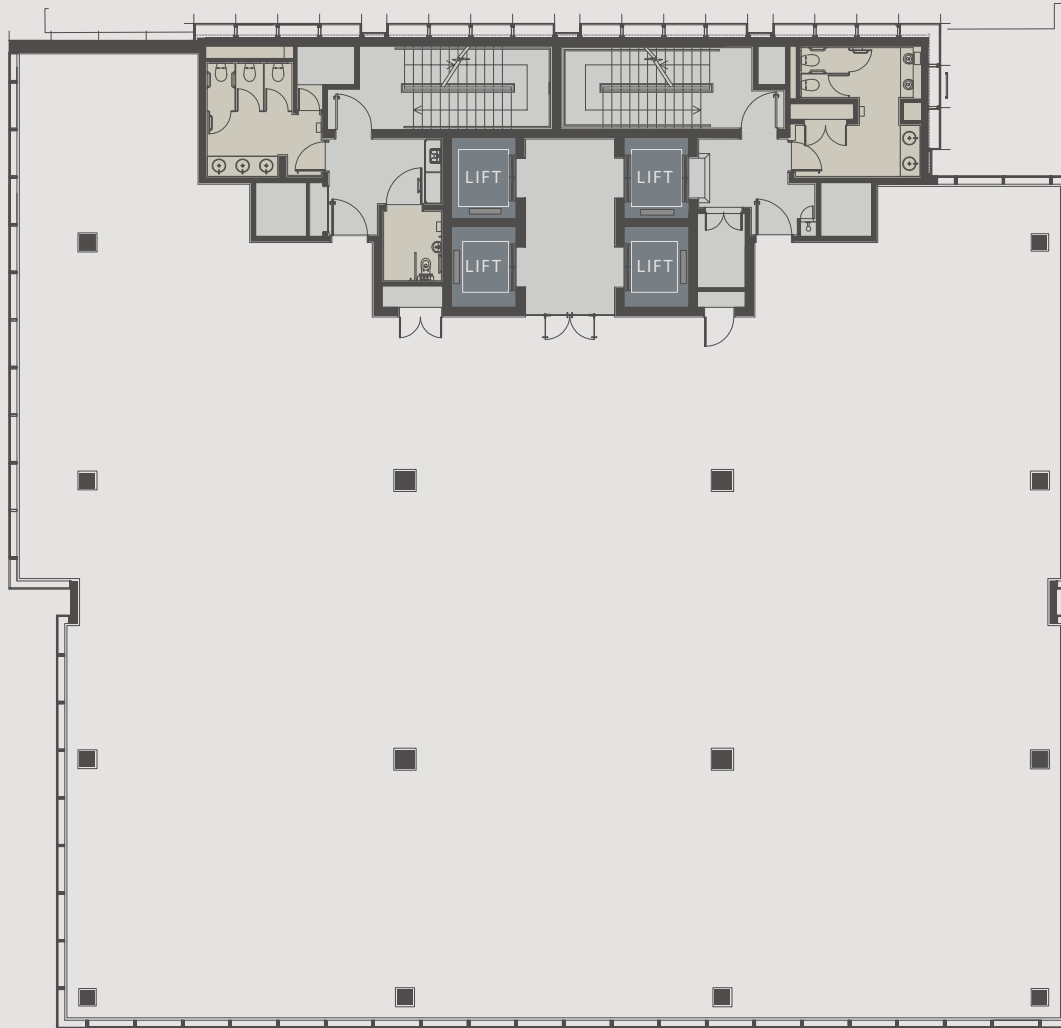
Suite 2: 4,503 Sq Ft



AVAILABILITY

# 10th Floor

To Let 8,819 Sq Ft



# 06

AVAILABILITY

# WORKSPACE



## BACKBONE CONNECT

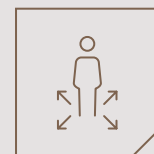
State-of-the-art connectivity and digital infrastructure



## LED LIGHTING



## 1:8 OCCUPANCY DENSITY



## AIR CONDITIONING



## FULL ACCESS RAISED FLOOR



## 4X 13 PERSON PASSENGER LIFTS

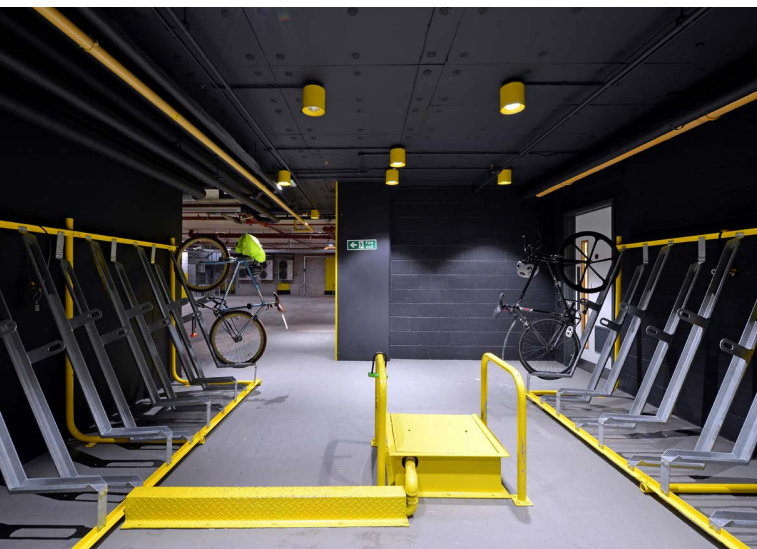
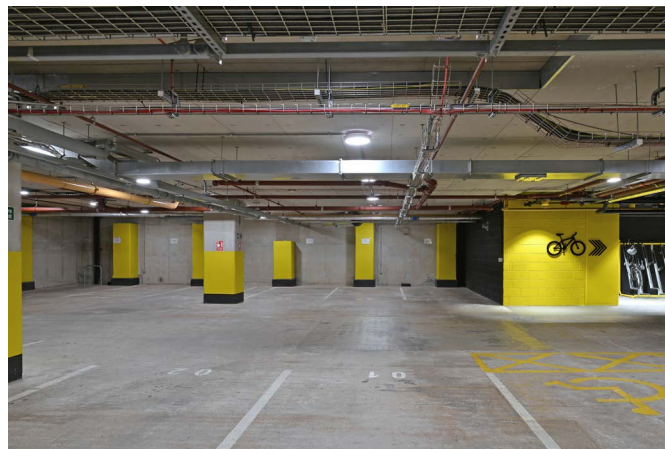


SPECIFICATION

# 07

WELLNESS

# WELLNESS & SUSTAINABILITY



Sustainable accommodation complete with modern wellness facilities including modern bike stores and shower rooms.

BREEAM  
EXCELLENT



BUILDING  
EPC: B



ELECTRIC CAR  
CHARGING



CHANGING &  
LOCKERS



REFURBISHED  
SHOWERS



BIKE RACK  
STORAGE



WELLNESS

08

CONTACT US

# COMING SOON

1 ONE NEW YORK ST.  
NY

## DEVELOPMENT BY



## VIEWINGS

Viewing by appointment through the joint letting agents.

## VAT | EPC

All figures are exclusive of but liable to VAT. EPC on request.

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