



Modern Office Suite within a Grade II Listed Building

6,781 - 19,106 Sq Ft (629.95 - 1,774.95 Sq M)

- Unique, spacious, penthouse office/studio Suites
- Brutalist landmark building
- Forming part of the successful Castle House regeneration

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Location

Castle House is pioneering the transformation of Castlegate, the fast developing historic heart of the City. This iconic, brutalist building offers a unique cultural and economic platform to Sheffield. It has provided a home for tech and digital start up and scale up businesses as well as being home to the National Videogame Museum and the Kommune foodhall. Sitting in a commanding position, level 3 was home to the Brightside & Carbrook Co-Op board and a remarkable 'silver service' restaurant which was the talk of the town in the 60's.

Description

Both Suites are stunning creative spaces. The smaller Suite 1 is largely open plan with breakout/smaller office areas. The larger Suite 2 features a unique suspended ceiling, offices, breakout areas and an amazing teak lined boardroom any Chairperson would be proud of (with original lighting). Other distinctive features include original hardwood floors, raw concrete surfaces/pillars, exposed modern services and high ceilings.

The Suites, which can be taken together, will genuinely appeal to both employees and customers alike allowing your business and team to thrive. The combined space available offers the opportunity to instil a sense of community and belonging, being truly flexible.

Accommodation

DESCRIPTION	SQ FT	SQ M
3rd Floor - Suite 1	6,781	629.95
3rd Floor - Suite 2	12,325	1,144.99
2nd Floor - Suite 1	6,781	629.95
TOTAL	19,106 SQ FT	1,774.95 SQ M

Terms

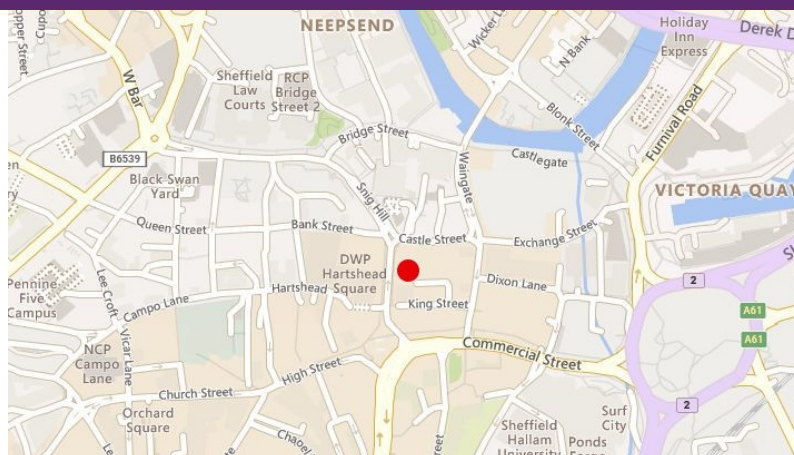
Both Suites are available either separately or as a whole by way of a new lease on terms to be agreed.

VAT

All figures are quoted exclusive of VAT at the prevailing rate.

EPC Rating

EPC Available upon request



Anti-Money Laundering (AML)

To comply with AML Regulations, identification checks and confirmation of source of funding is required from any purchaser or lessee.

Legal Costs

Each party to bare their own legal costs in the transaction.

Further Information

For further information please contact the sole agents CPP
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September 2025



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