Ruskin Buildings, Tudor Square

SHEFFIELD, S1 2LA

4,641 Sq Ft

(431.15 Sq M)

QUOTING TERMS

£75,000 Per Annum









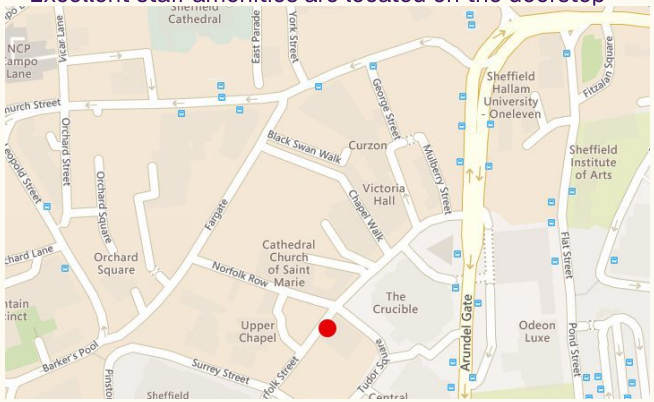
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Sheffield, S1 2LA

LOCATION

The premises is situated immediately off the prime Theatre area of Sheffield City Centre within the Sheffield entertainment and retail district. Tudor Square is accessed from Norfolk Street, which in turn leads onto Arundel Gate and the inner ring road.

Tudor Square is a city square that has considerable heritage, retaining many of its historic features, popular with a variety of occupiers and professional businesses.

Excellent staff amenities are located on the doorstep



DESCRIPTION

The subject property comprises a semi-detached, Grade II Listed building, formally an art gallery in 1875, which was converted and restored in 1985 and subsequently again in 2002.

The available office is at second floor level, accessed directly from Norfolk Street into a shared stair well and lift lobby.

Internally the property has been modernised to provide a mix of open plan working areas, private offices, meeting rooms and staff amenities. The property also benefits from a feature window looking over the Crucible Theatre which provides ample natural light.

ACCOMMODATION

Area	Sq M	Sq Ft
Level 2	431.15	4,641

TERMS & INFORMATION

Terms

The office suite is available on new lease terms to be agreed at a quoting rent of £72,000 per annum.

EPC Rating

EPC Available upon request

VAT

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

Anti-Money Laundering (AML)

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

Further Information

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