

The future of Chester is taking shape...  
**You could make it the home of your new office.**



Chester  
**Northgate**



Grade A office space to let, overlooking the new public square | **Available summer 2022**

**LegatOwen**  
CHARTERED SURVEYORS



## DESCRIPTION



Chester  
Northgate



View our CGI walk through video

**Chester Northgate** is destined to become the city's main social hub; a development of open streets, parades and plazas that will integrate seamlessly with the surrounding parts of Chester City Centre, including:

- A six-screen cinema – Picturehouse
- Cafés, bars and restaurants
- A new, indoor market, see more at [www.newchester.market](http://www.newchester.market)
- New parking
- New office space

See more at [ChesterNorthgate.com](http://ChesterNorthgate.com)





LOCATION



Chester  
Northgate



Growing **£30bn**  
Cheshire regional  
economy

Source: Cheshire & Warrington LEP



Chester is the 3rd  
best place to live in  
the 2020 **UK Hot  
Housing Index**

Source: Property Week/CACI



Award winning  
Chester Market had  
over **1m visits** in 2019

Source: Cheshire West & Chester Council



**No.1 Vitality**  
**retail** centre in  
North West

Source: HDH Vitality Ranking 2020

Cheshire West has  
**35m day visitors** and  
1.5m staying visitors

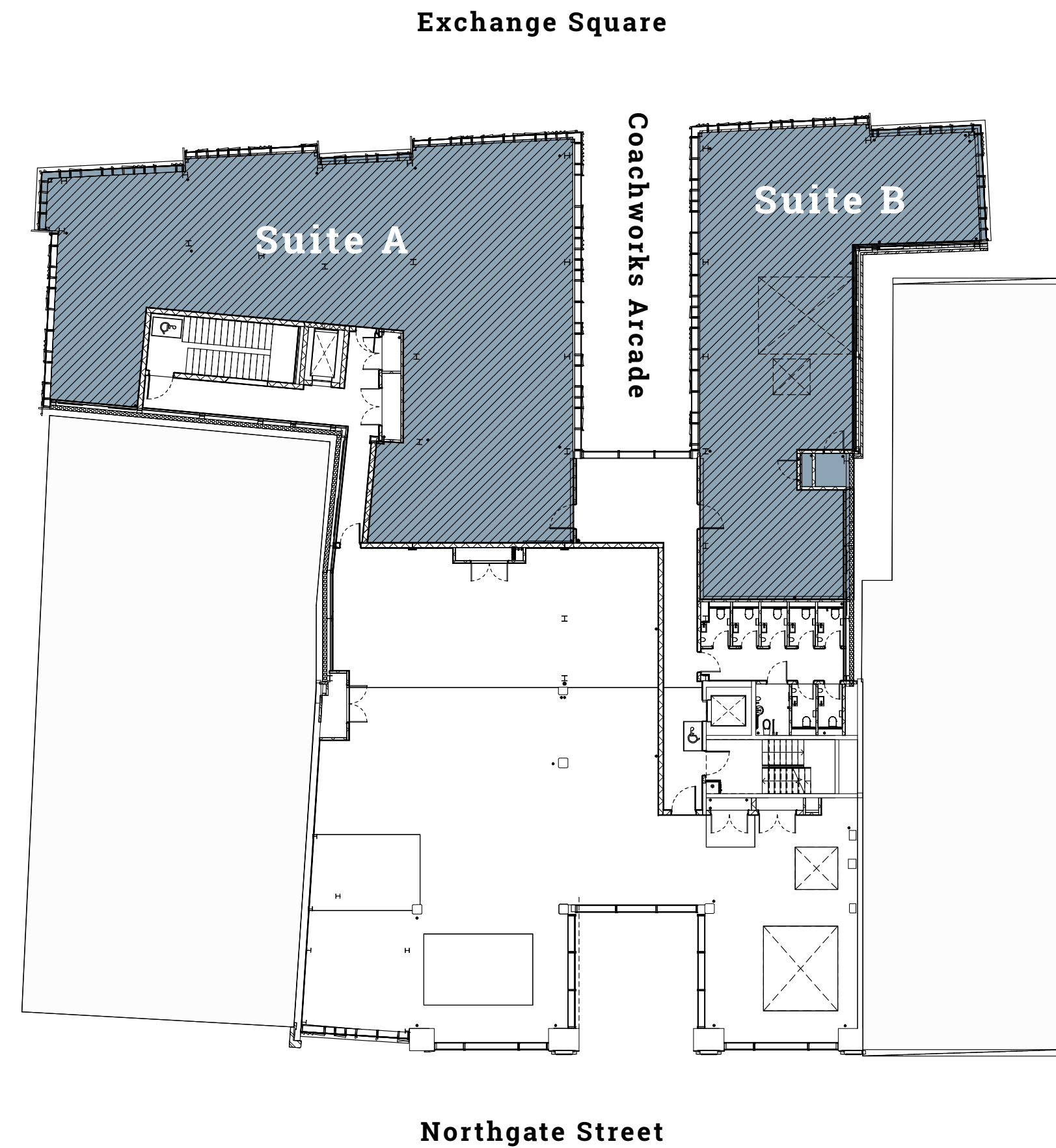
Source: STEAM Draft trend report for 2013-18  
(Global Solutions UK)



## First Floor

**Suite A** 3,258 sq ft

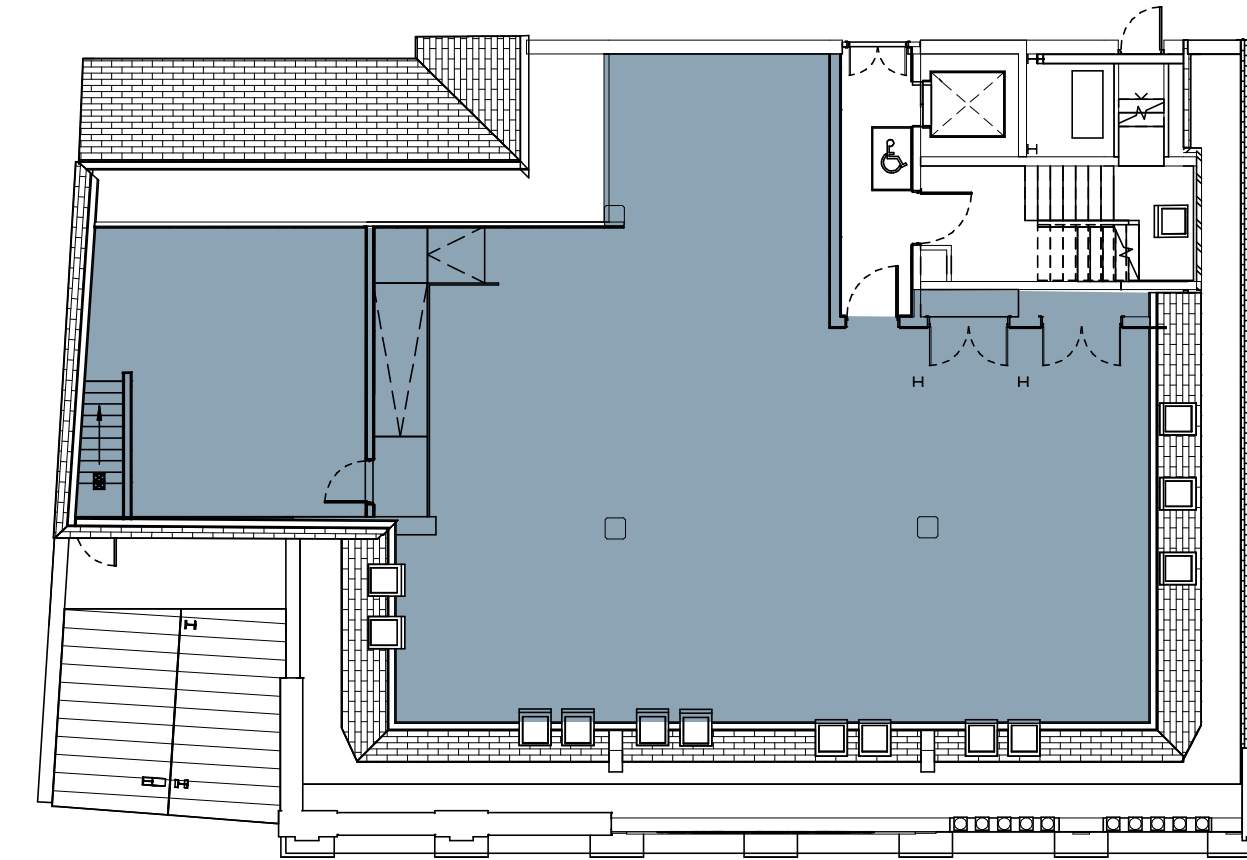
**Suite B** 2,059 sq ft







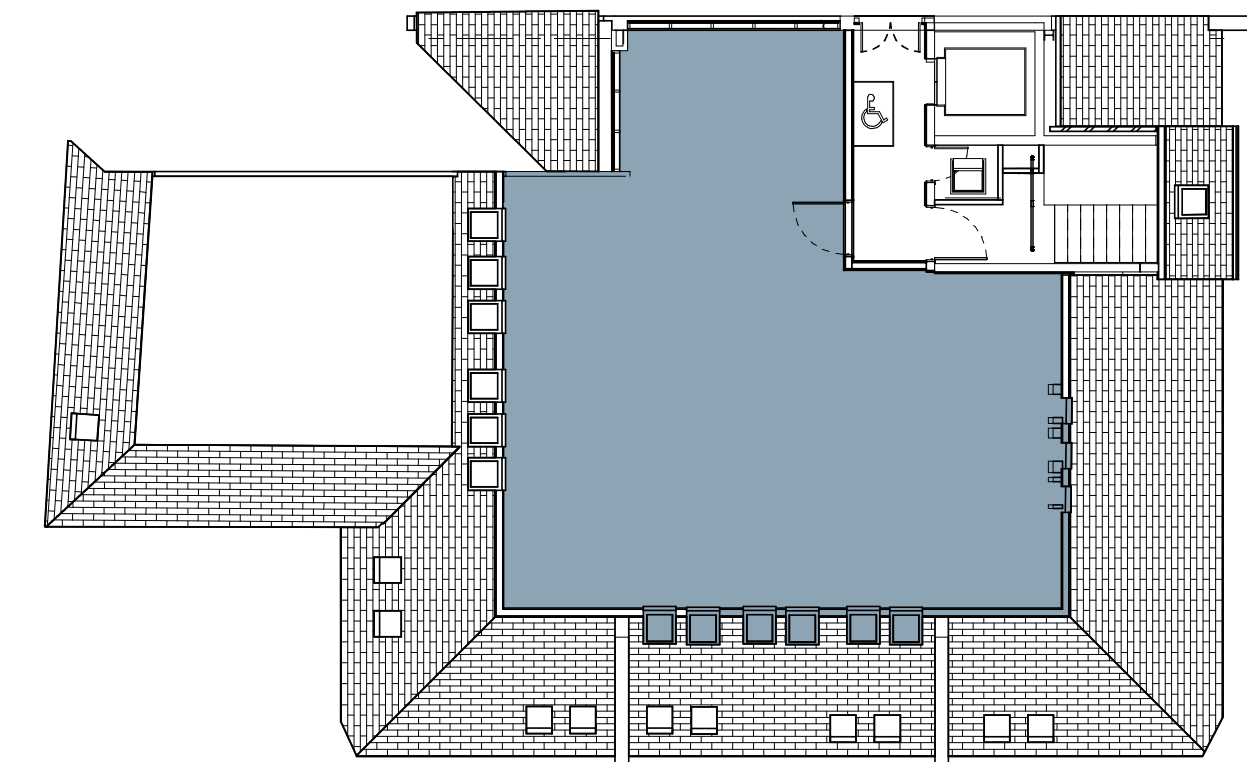
**Second Floor**  
2,521 sq ft



Northgate Street



**Third Floor**  
1,202 sq ft



Northgate Street





FURTHER INFO

RENT

The office suites are available at the following rentals;

First floor    £18.50 psf pa  
Second floor   £12.00 psf pa  
Third floor    £15.00 psf pa

CAR PARKING

Car parking is available.

BUSINESS RATES

Details of individual assessments are available on request.

SERVICE CHARGES

A service charge is levied to cover the running costs of the building. Further details are available upon request.

VAT

All terms are exclusive of, but may be liable to, VAT.

LEGAL COSTS

Each party will be responsible for their own legal cost.

VIEWING

The sole retained agent Legat Owen will be pleased to arrange an inspection and provide further information.

Will Sadler

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