

**Available immediately**  
**Fully fitted and furnished suite**

earl grey house



# earl grey house

75-85 Grey Street

NEWCASTLE UPON TYNE NE1 6EF



The First FitWel Certified  
Building in Newcastle

Contemporary space with  
fit out options available from  
**1,694 - 11,386 sq ft**





# unrivalled location

Earl Grey House is proudly positioned on Grey Street, which is said to be one of the most beautiful streets in England, coupled with city centre amenities, Grey Street is an unrivalled business location.

earl grey house

## Current occupiers

TANGENT



Rathbones  
Look forward

MAVEN  
CAPITAL PARTNERS



teaching  
personnel



# reinvented space



NEW  
SHOWER  
FACILITIES



CHANGING  
FACILITIES



SECURE  
BIKE  
STORAGE



LED  
LIGHTING



MANNED  
RECEPTION

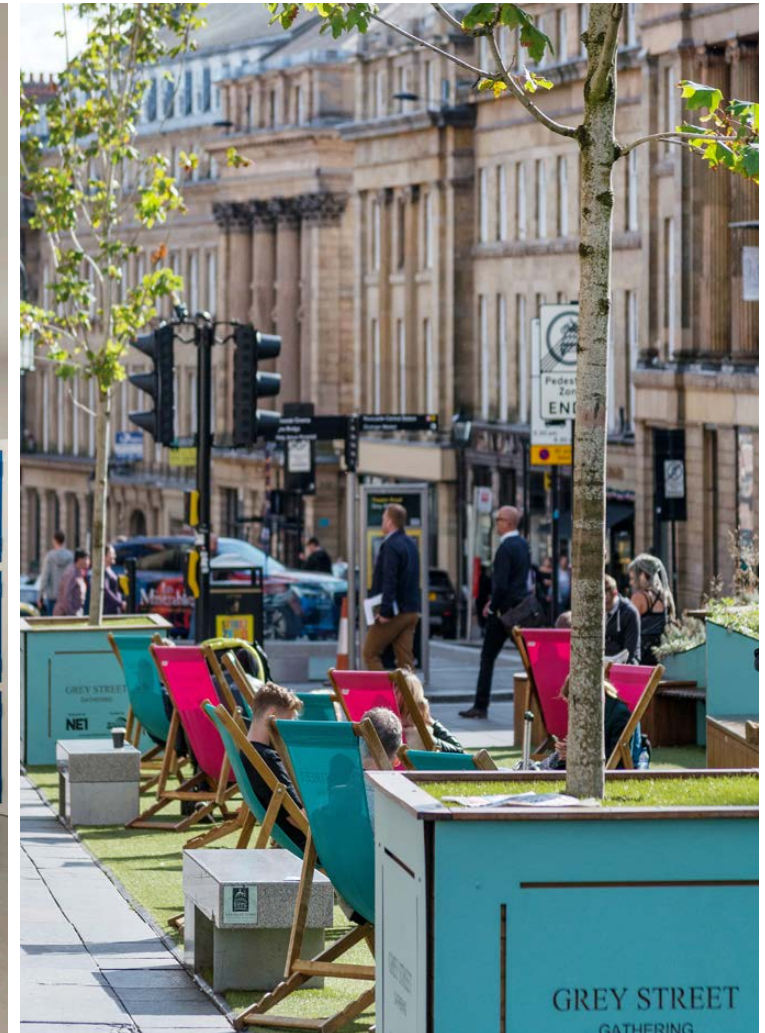
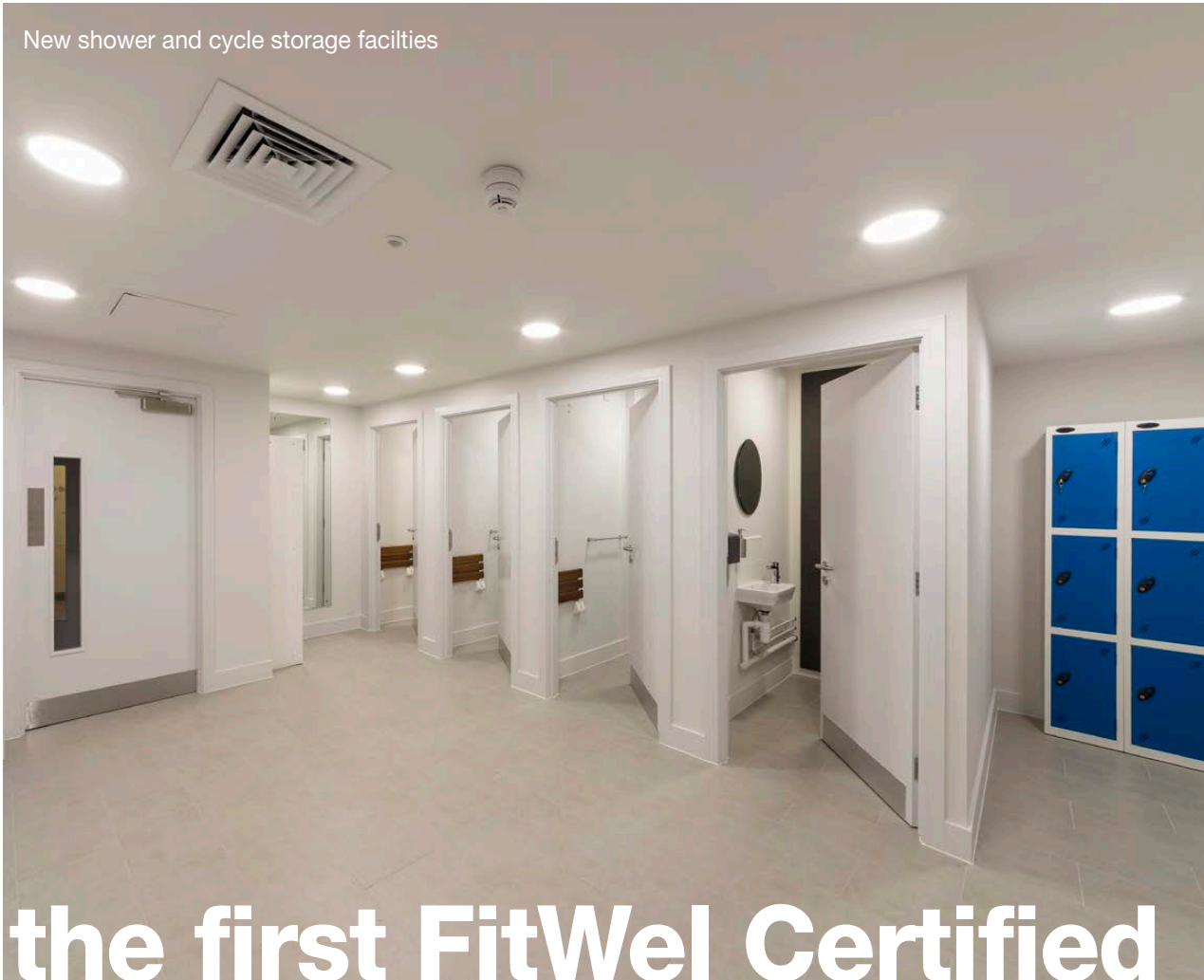


2X  
PASSENGER  
LIFTS



FULL ACCESS  
METAL RAISED  
FLOORS

New shower and cycle storage facilities



# the first FitWel Certified building in newcastle

Earl Grey House is the first building in Newcastle to gain a 1\* FitWel Certification, making it a market leader for sustainability and occupier wellness standards.

**earl grey house**



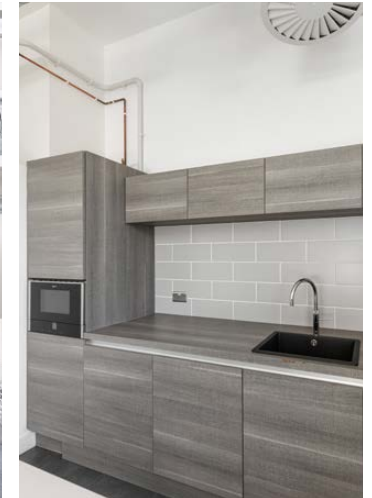
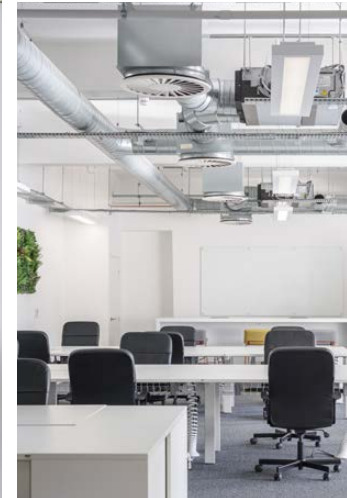


# availability

	SQ M	SQ FT
Ground Floor	157.38	1,694
1st Floor	333.15	3,586
Part 1st Floor Mezzanine	181.16	1,950
2nd Floor Mezzanine	175.58	1,890
Part 3rd Floor	210.52	2,266



## second floor



# plug-and-play solutions

earl grey house

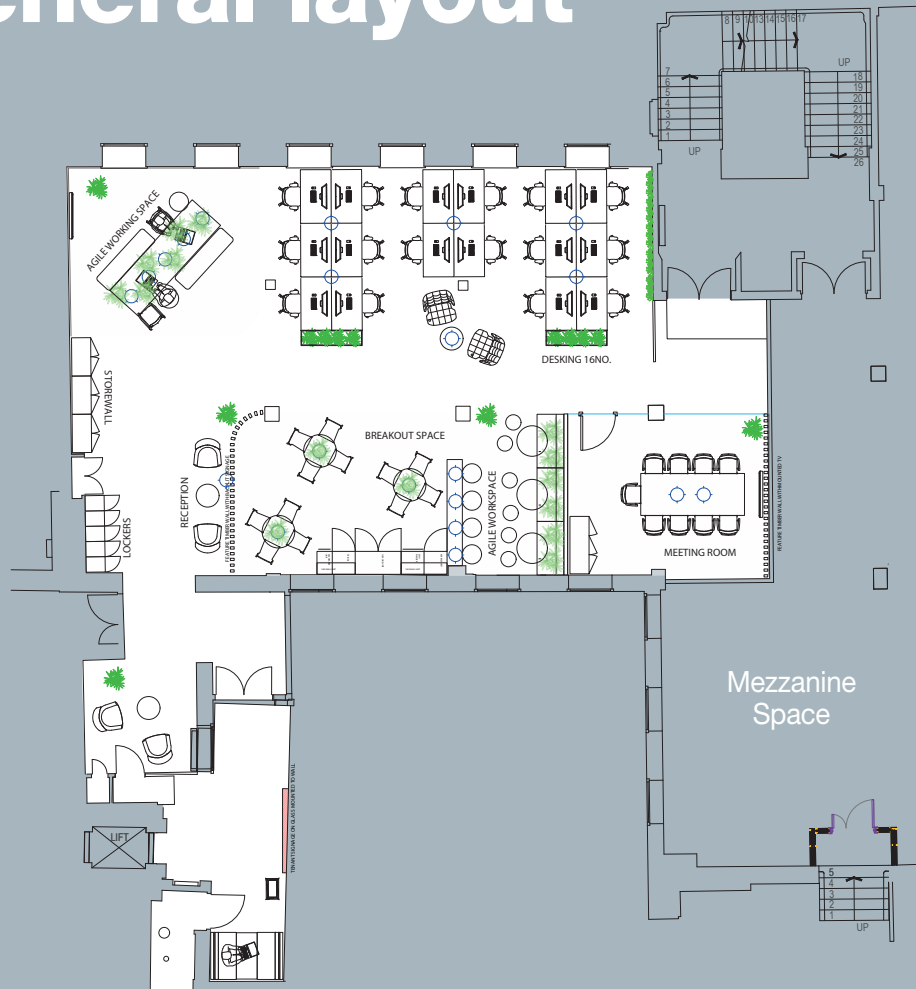
Images shown are for the 2nd floor mezzanine space.

**Move in and operate immediately.**

Schroders, in partnership with Absolute Commercial Interiors, can work with an occupier to provide a bespoke, fully-fitted office solution.

**@bsolute**  
commercial interiors

# 3rd floor general layout

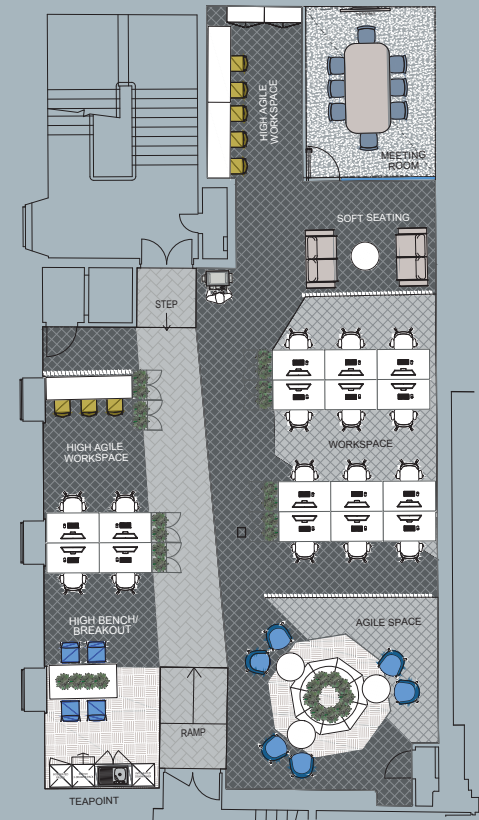


## ◀ 3rd Floor

- 16 Desk positions
- 19 Agile working positions
- 10 Informal meeting spaces
- 1 Meeting rooms
- 2 Breakout space/agile working

## Mezzanine Space ▶

- 1 Teapoint
- 1 Breakout
- 1 Agile workspace (Banquette with seating 9no)
- 16 1400mm workstations
- 1 High work bench (8)
- 1 Meeting room (8)
- 1 Resource area

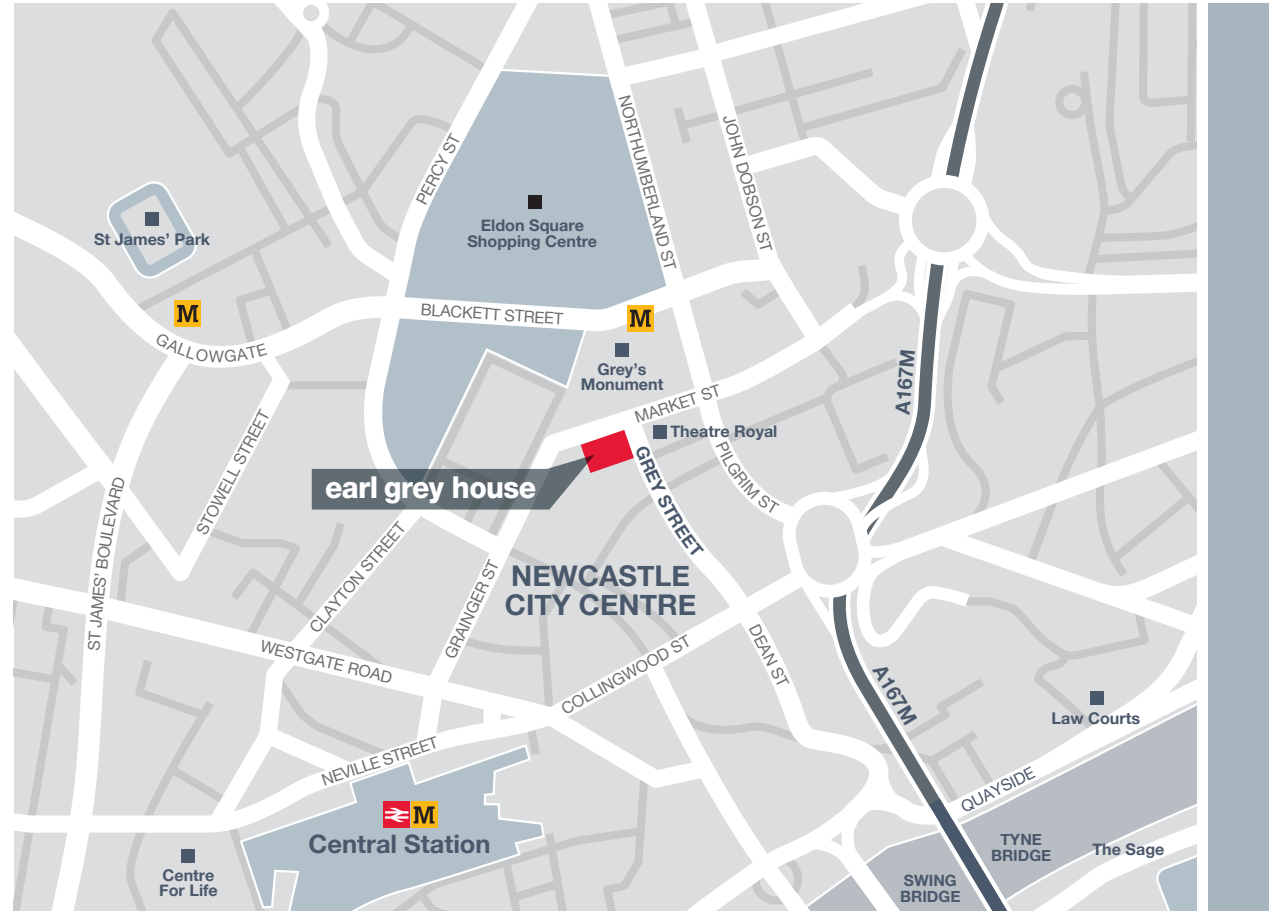




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## EVERYMAN

Located at lower ground floor of Earl Grey House is an Everyman boutique 4 screen cinema, bar and restaurant.

**EPC Rating: C-66**

For more information contact joint agents:

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