

Percy Place

Newcastle

Brand new striking office development
in the heart of Newcastle City Centre.

Sizes from

3,584 sq ft to 100,061 sq ft



Percy Place

Newcastle

CGI's for illustration purposes only

A Central **Place**

Percy Place is situated in the heart of Newcastle City Centre on Percy Street.

Royal Victoria Infirmery (RVI)

Haymarket



Leazes Park

Northumberland Street

Eldon Square Shopping Centre

St James' Park home to Newcastle United Football Club



Monument



Grey Street

Newcastle University Business School

Baltic Centre for Contemporary Art

Quayside

Millennium Bridge

Newcastle Helix

The Glasshouse International Centre for Music

Tyne Bridge

Newcastle Central Station



Hadrian's Tower

Percy Place



Percy Place

Newcastle

What a Place



Northumberland Street - 2 min walk

St James' Stack - 3 min walk



St James' Park, home to Newcastle United, and the new St James' Stack leisure facility are situated approximately one hundred metres from Percy Place.

Percy Place is situated centrally within the City Centre and benefits from direct access into Eldon Square Shopping Centre, and a 480 space integrated car park.

Eldon Square Shopping Centre is one of the UK's premier retail destinations with a wide variety of retailers and restaurants including Zara, H&M, Boots, Apple, Next, M&S, Hotel Chocolat and Wagamama.

Additionally, Percy Place's proximity to green open spaces creates a high quality environment for employees, making Newcastle's City Centre the perfect place for companies looking to establish, relocate or expand their offices.

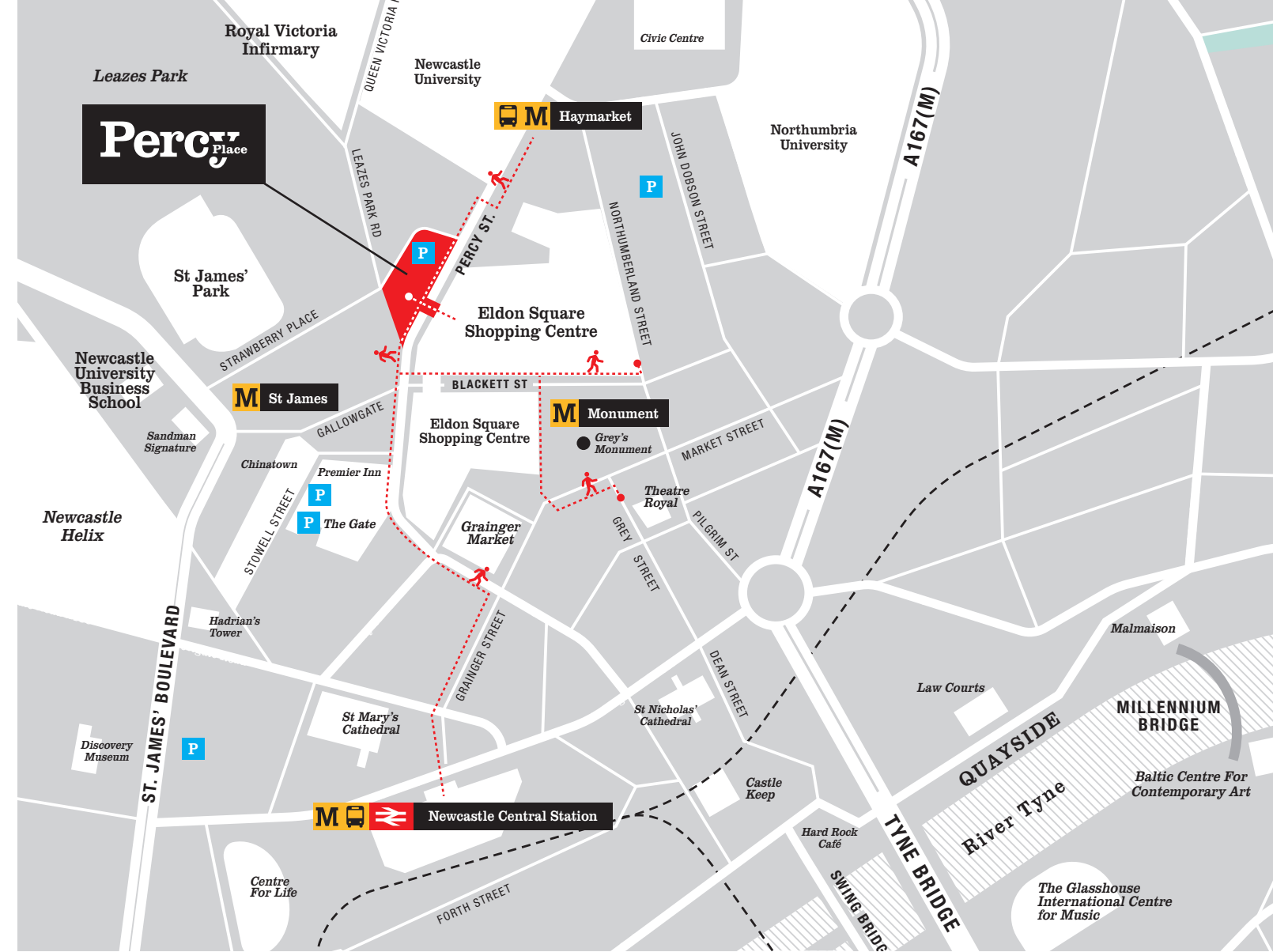
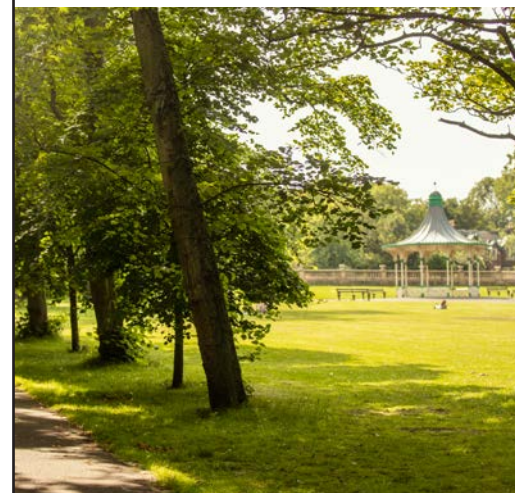
The location is well connected by public transport including the Tyne & Wear Metro and regional bus services.

Newcastle Central Station is also a short walk away providing fast rail links to London, Edinburgh, and other major cities, while Newcastle International Airport is only 14 minutes by car or 25 minutes by Metro.

Greys Monument and Metro Station - 3 min walk



Leazes Park - 8 min walk



Newcastle Central Station - 10 min walk

Percy Place

Newcastle

Reception





Stunning reception area



Play Video
Walkthrough

Percy Place will be a one-of-a-kind office development with unparalleled floor to ceiling heights and expansive floorplates ranging from 3,584 sq ft to 100,061 sq ft.

The development benefits on from its previous use as a purpose-built retail mall and its natural light and space creating a calming and relaxing atmosphere; characteristics which are perfectly suited to a masterfully crafted Grade A office development.

The redesigned space will help satisfy a much needed supply of Grade A offices in Newcastle City Centre.

Percy Place



Third floor office space

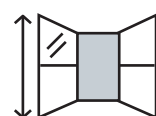




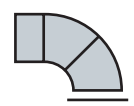
Social Place

Percy Place
Newcastle

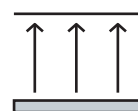
Specifications include:



Stunning double height atrium and reception area



Suspended ceilings or exposed services



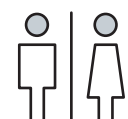
Unmatched floor to ceiling heights



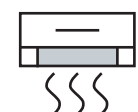
Censored LED lighting



First-class high-speed connectivity availability



Male / Female / DDA toilet facilities to match capacity



VRF heating and cooling



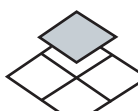
Shower facilities / changing rooms



DDA compliant 8 person passenger lifts (x2)



Bike Store / drying store



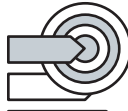
Raised access flooring



Gas free



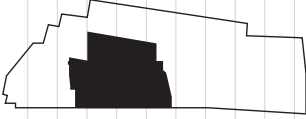
24 hour access system



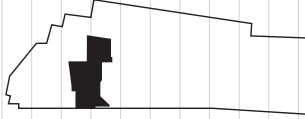
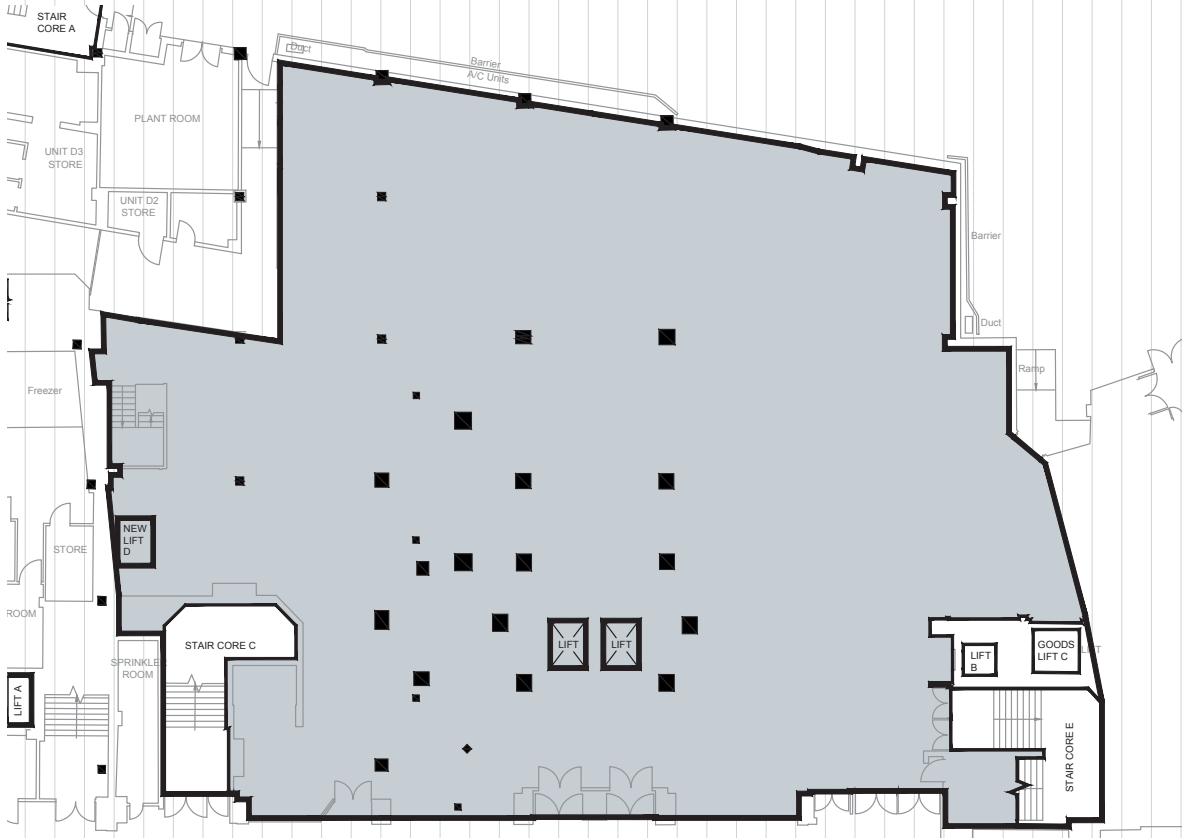
Targeting EPC rating A

Accommodation

FLOOR	SQ FT	SQ M
Ground Floor	10,592	984
Ground Floor Mezzanine	3,584	333
First Floor	29,268	2,751
Second Floor	33,260	3,090
New Second Floor Mezzanine	12,174	1131
Third Floor	5,032	473
External Balcony Space	1,011	94
New Roof Level	5,747	534
Total	100,061	9,296



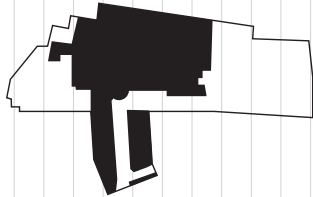
Ground Floor
10,592 sq ft (984 sq m)



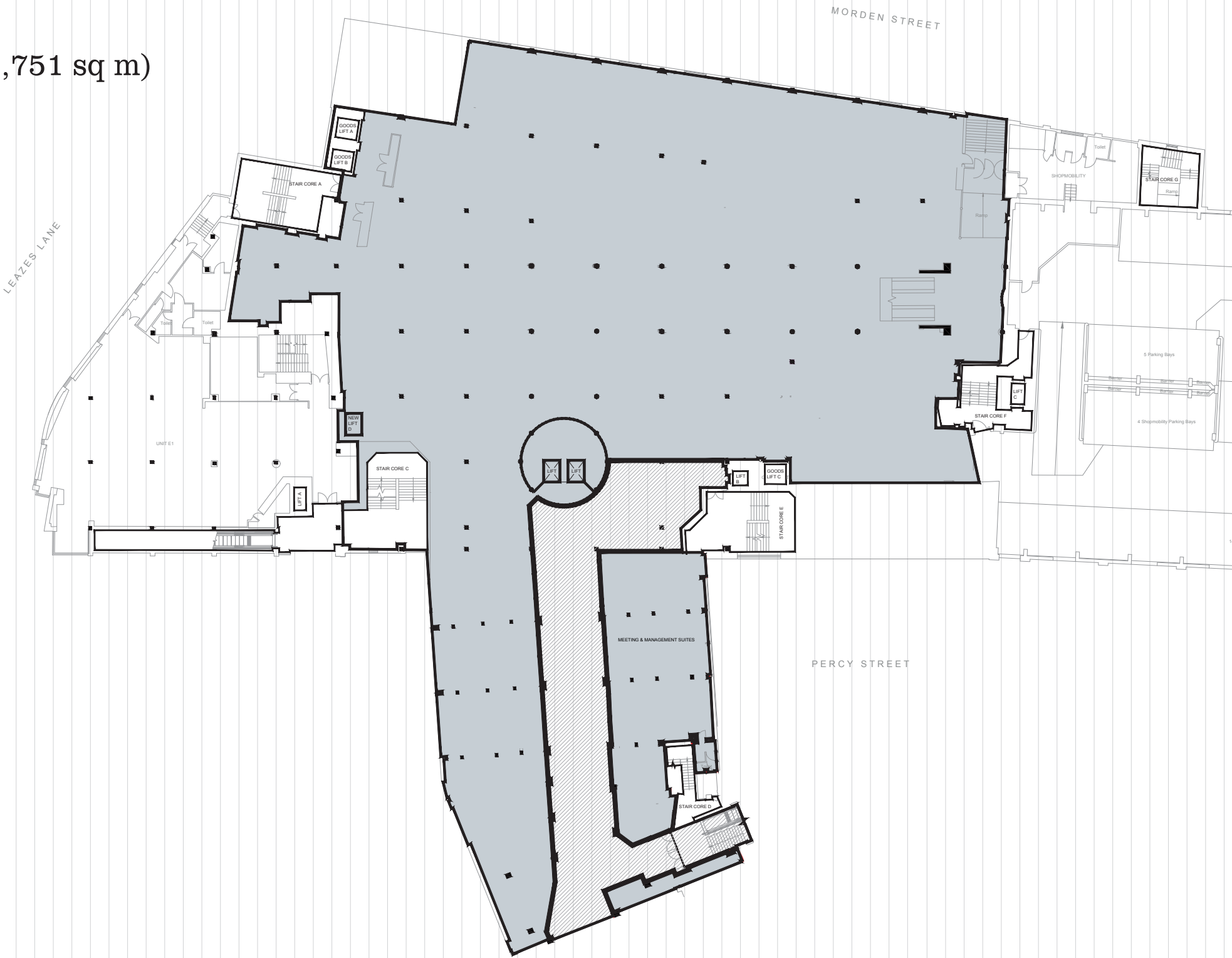
Ground Floor Mezzanine
3,584 sq ft (333 sq m)



G



First Floor
29,268 sq ft (2,751 sq m)

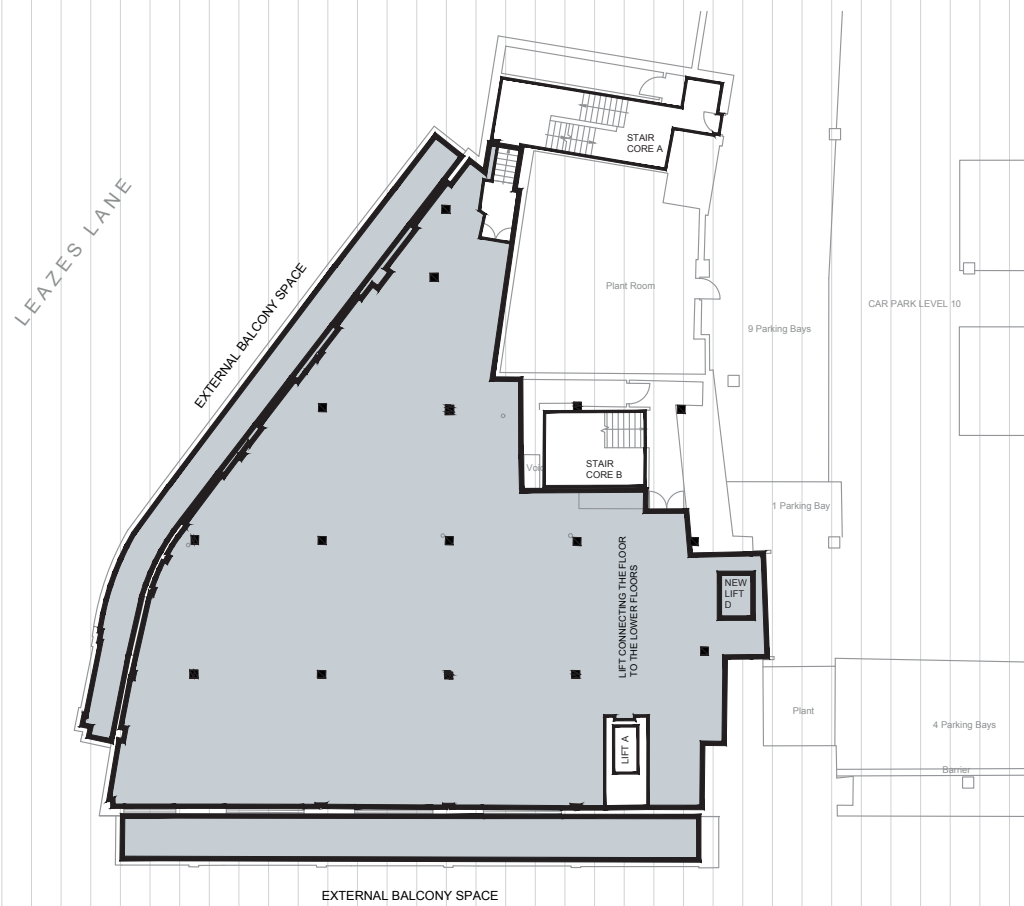




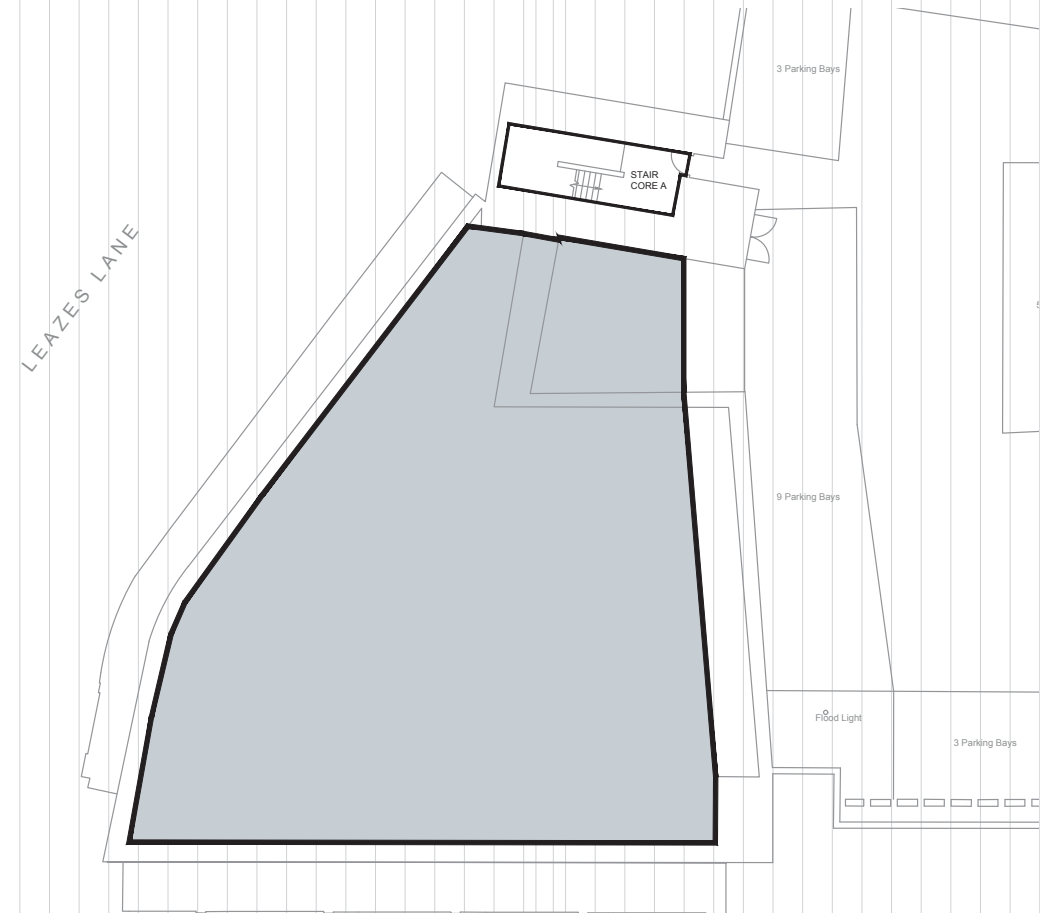
Third Floor
5,032 sq ft (473 sq m)



External Balcony
1,011 sq ft (94 sq m)



New Roof Level
5,747 sq ft (534 sq m)



Percy Place

Newcastle



Impressive central atrium running through centre of the office space

Rent

On application.

Terms

New and effective full repairing lease terms available.

Service Charge

Budget to be prepared in due course.

Rateable Value

To be reassessed.

EPC

Targeting EPC rating A.

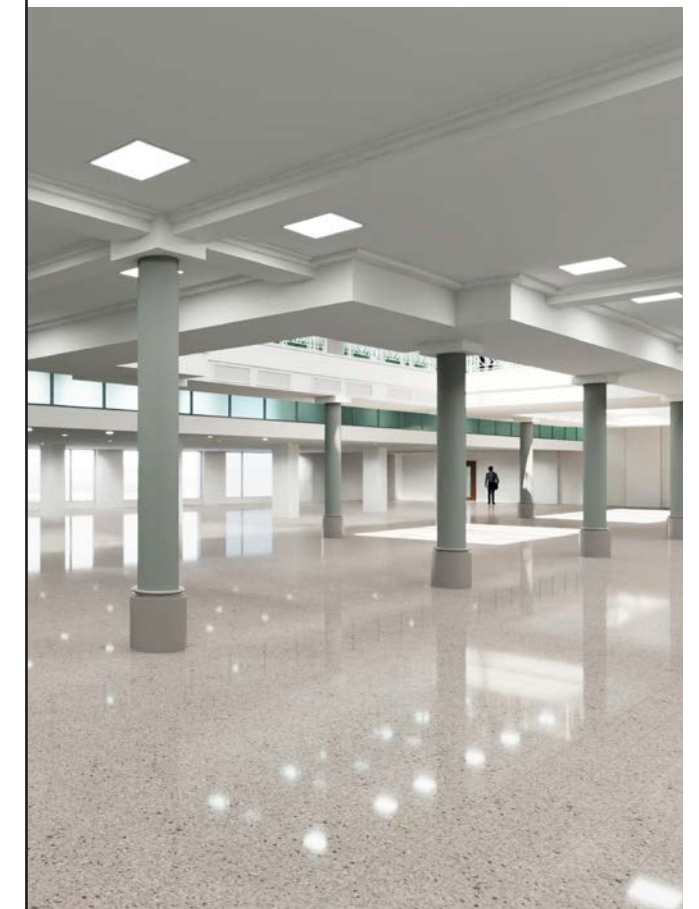
Legal Costs

Each party to be responsible for their own reasonable legal costs incurred in the transaction, plus all VAT thereon.

24/7 manned reception with concierge service



Clear open plan floorplates



Percy Place

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Contacts in Place

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Like nothing
seen before
in Newcastle.

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