

## FLINT GLASS WORKS - UNIT W4



**Flint Glass Works - Unit W4**  
**, M4 6JW**  
**£535 pcm**

location

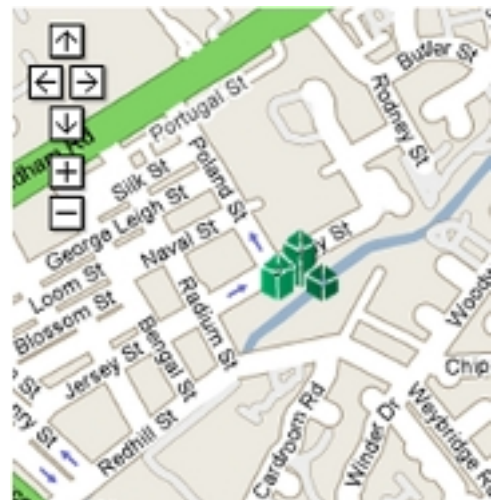
### property details

Attractive fully serviced office space in mill conversion  
(3 - 4 person office)

**your choice**

### full description

### location map



[additional details](#)

### **The Building**

Flint Glass Works is a traditional mill which has been fully restored and renovated and is a pioneer building within Ancoats Urban Village. The design of the building retains the traditional mill style of the industrial revolution whilst incorporating ultra modern, flexible facilities for a working environment. All offices have a charming rustic feel with high ceilings, restored bare brickwork and original features. The building is light and airy with many windows which create an attractive yet practical work environment. The building has full disabled access throughout.

### **Security**

Flint Glass Works is manned by security and is monitored using a highly advanced CCTV intruder alarm system.

### **Access**

Flint Glass works offices are accessible from 7am ? 10pm, however, hours can be extended upon request.

### **Car Parking**

Flint Glass Works has a dedicated secure car park which is manned by security and CCTV with automatic gated entry.

### **Telephone System**

Flint Glass Works operates the advanced Avaya IP Office switchboard, supported by category 5e cabling throughout the building. A personalised telephone answering service is provided for each individual company. Personal DDI numbers are also privately allocated allowing direct dial with full voicemail facility. The system is also capable of more advanced features such as call queuing, diverting and barring.

### **Facilities**

Flint Glass Works has a Meeting Room and kitchen facilities.

### **Affordability**

The monthly rent has no hidden charges. Business rates, all utilities, cleaning, receptionist and security services are all included in the monthly rent. The only additional costs are on a "pay as you use" basis which include telephone charges, use of the meeting room, photocopying, outgoing mail, faxing, broadband and other secretarial facilities.

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Northern Group

Flint Glass Works 64 Jersey Street Ancoats Urban Village Manchester M4 6JW

Telephone: +44(0)161 605 0880 Fax: +44(0)161 605 0808

### **MISREPRESENTATION ACT - PROPERTY MISDESCRIPTIONS ACT**

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