



WELLINGTON
HOUSE
1862

Wellington House, Market Street,
Barnsley, Yorkshire, S70 1WA

REFURBISHED OFFICE SPACE IN A GRADE II-LISTED
THREE-STORY BUILDING - NOW AVAILABLE TO LET

AVAILABILITY

GROUND FLOOR



WELLINGTON HOUSE
BARNSELY

REFURBISHED OFFICE SPACE IN A GRADE
II-LISTED THREE-STOREY BUILDING

TO LET

AVAILABILITY

We are currently able to offer between 97 sq.ft up to 1,722 sq.ft of space on the first floor of this exceptional 19th-century three-storey building.

Suite 3 & 4 can be combined as additional space or to use as WC facilities 97 sq.ft each (194 sq.ft) if required.

FLOOR PLAN

FIRST FLOOR

The first floor office can be taken as a whole or divided into individual suites for multiple businesses, as exemplified below.

SUITES AVAILABLE

SUITE ONE	SUITE TWO	SUITE THREE	SUITE FOUR	SUITE FIVE	SUITE SIX	SUITE SEVEN	TOTAL
280 313 sq.ft	27 291 sq.ft	9m 97 sq.ft	9m 97 sq.ft	160m 1,722 sq.ft	19 207 sq.ft	82 881 sq.ft	178m 1,819 sq.ft



DESCRIPTION











Located in the heart of Barnsley town centre, Wellington House benefits from excellent road and rail links, with a whole host of amenities close to its front door.

Established in 1862, this former Cooperative building covers three storeys with a Grade II-listed roof.

The available space at Wellington House can be occupied as a single 13,000 sq.ft portion.

Alternatively, the area can be divided into multiple individual suites starting from 97 sq.ft, whichever option suits the tenant.

WELLINGTON HOUSE IN NUMBERS

-  7 individual suites
-  44 car parking spaces sat at the rear of the property
-  97 sq.ft our smallest suite
-  1862 established
-  3,018 sq.ft our largest suite
-  3 storey building
-  0.4 mile walk from Barnsley Interchange
-  Grade II-listed
-  2 mile drive from M1 J37
-  1st floor refurbished office space now available



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SPECIFICATION



Refurbished suites
from 97 sq.ft



Air conditioning



Suspended ceiling



Car parking available



2 passenger lifts



Bespoke fit-out available



Dedicated entrance/
exit available



13,000 sq.ft of
space available










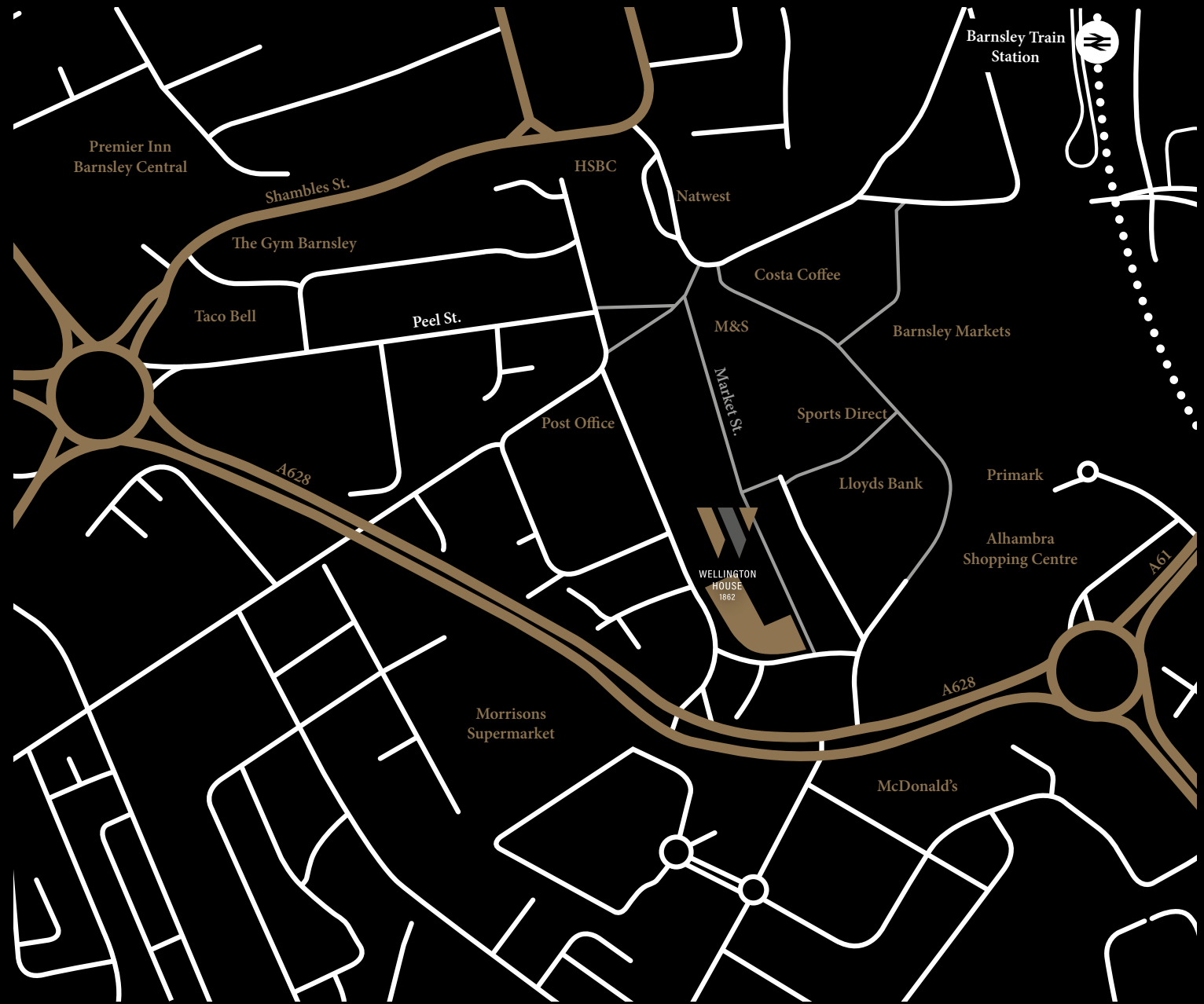
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LOCATION

-  2 miles off junction 37 of the M1
-  2 minutes walk to Alhambra Shopping Centre
-  2 minutes walk to Glass Works Development
-  10 minutes walk to Barnsley Train Station
-  30 minutes drive to Sheffield
-  26 minutes drive to Leeds
-  34 minutes train ride to Leeds
-  22 minutes train ride to Sheffield



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FURTHER INFO

TERMS

Available on long or short term
IRI leases

AVAILABILITY

Available as a whole or in
smaller suites

LEGAL COSTS

Each party to bear their own costs

RENT

Rent available on request

BUSINESS RATES

Interested parties are advised to
make their own enquiries with
Barnsley Borough Council

EPC

Available on request

CONTACT



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