

FOR SALE

Unit 7, 17 Burton Place

Manchester, M15 4PT



Key Highlights

- Self-contained virtual freehold unit
- Good quality, open plan office space
- Parking space
- Suitable for a number of uses
- Benefit of existing, modern fit out
- Kitchen and meeting room
- Exposed services

Belvedere
12 Booth Street
Manchester, M2 4AW

0161 236 8644

[savills.co.uk](https://www.savills.co.uk)

savills

DESCRIPTION

This self-contained ground floor unit offers a stylish and functional workspace in the heart of Castlefield, one of Manchester's most characterful and well-connected districts. The unit benefits from its own entrance, offering privacy and independence, and is well-suited to a range of occupiers including creative agencies, professional services, or boutique consultancies. With its combination of practical amenities and stylish design, this unit presents an excellent opportunity for owner-occupiers or investors seeking a high-quality space in a thriving urban setting.

LOCATION

Located in one of Manchester's most desirable urban quarters, Unit 7, 17 Burton Place offers a rare opportunity to secure the virtual freehold of a high-quality asset in a vibrant and historic setting. Castlefield is renowned for its blend of heritage architecture, canal-side living, and proximity to the city centre, making it a sought-after location for both occupiers and investors.

ACCOMMODATION

FLOOR AREA	SQ FT	SQ M
Ground - Unit 7	1,220	113
TOTAL	1,220	113

TERMS

The virtual freehold is available for a period of 999 years from 1 January 2003.



Belvedere
12 Booth Street
Manchester, M2 4AW

0161 236 8644

[savills.co.uk](https://www.savills.co.uk)





BUSINESS RATES

Interested parties are advised to make their own enquiries with the local authority.

LEGAL COSTS

Each party will be responsible for their own legal costs incurred in the transaction.

PRICE

Upon Application

ANTI-MONEY LAUNDERING REGULATIONS

In accordance with Anti-Money Laundering regulations, two forms of identification and confirmation of the source of funding will be required from the successful purchaser.

VIEWINGS

All viewings to be arranged through the sole agents.

CONTACTS

For further information please contact:

Oliver Luckman

oliver.luckman@savills.com
07815 032115

Daniel Barnes

dbarnes@savills.com
07870 186410

IMPORTANT NOTICE

Savills, their clients and any joint agents give notice that:

1. They are not authorised to make or give any representations or warranties in relation to the property either here or elsewhere, either on their own behalf or on behalf of their client or otherwise. They assume no responsibility for any statement that may be made in these particulars. These particulars do not form part of any offer or contract and must not be relied upon as statements or representations of fact.
2. Any areas, measurements or distances are approximate. The text, images and plans are for guidance only and are not necessarily comprehensive. It should not be assumed that the property has all necessary planning, building regulation or other consents and Savills have not tested any services, equipment or facilities. Purchasers must satisfy themselves by inspection or otherwise.

Maps are reproduced from the Ordnance Survey Map with the permission of the Controller of H.M. Stationery Office. © Crown copyright licence number 100022432 Savills (UK) Ltd, and published for the purposes of identification only and although believed to be correct accuracy is not guaranteed. Designed and produced by Savills Marketing: 020 7499 8644 | 29.10.2025

savills