**Office space available at the award-winning Coffin Works, Jewellery Quarter**

Units at the Coffin Works don’t come onto the market very often, so when they do, be sure to snap them up before they’re gone.

The latest unit to become available is the historic ‘Polishing Shop’, with many of its original features, including Victorian gas lighting fixtures, still intact and visible, adding to its unique charm.

**The facts**

* Located on the first floor original Newman Brothers’ Manufactory, with access via stairs only
* 624 sq. ft or 58 sq.m
* £936 per month plus VAT, based on £18 per sq.ft
* Monthly Service Charge is £70 plus VAT
* Utilities billed separately, but an annual average for the unit can be provided
* Three-year lease
* Some furniture included.

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