

Burton House
Whitefriargate, Hull, HU1 2HN

TO LET

Upper floors available in this
Historic Grade II Listed Building

Available as a whole or
individually

Providing up to 2,544 sq ft per floor
and total 7,672 sq ft

Situated at the top of Whitefriargate,
overlooking Queen Victoria Square.

Set within Hulls main retail district,
close to the main shopping centres,
transport interchange, restaurants
and bars

Rent on Application

Scotts
01482 325634



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Not to Scale - For Identification Purposes Only

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www.scotts-property.co.uk

LOCATION/DESCRIPTION

Situated on Whitefriargate, the Grade II Listed Burton Building is one of Hull's most iconic properties and has been restored to its former grandeur. Its prime location at the entrance to Whitefriargate, is a short walking distance to Hull's principal shopping centres, museums, the Connexin Live Arena, Hull Interchange and the many restaurants and bars in the Fruit Market and Old Town districts. Whitefriargate is part of the Heritage Action Zone with significant regeneration being carried out and access to grant funding opportunities.

ACCOMMODATION

The accommodation measured on a Net Internal Area basis will approximately comprise of:

First Floor - Flexible Use	2,566 sq ft	(238 sq m)
Second Floor - Flexible Use	2,544 sq ft	(236 sq m)
Third Floor - Flexible Use	2,562 sq ft	(238 sq m)
Total Floor	7,672 sqft	(712 sq m)



For Illustrative Purposes Only

TERMS

The floors are offered To Let for a minimum term of years to be agreed on a full repairing and insuring basis.

VAT

VAT will be charged on all payments

FURTHER INFORMATION AND TO VIEW

Contact Tim Powell tim@scotts-property.co.uk 01482 325634 or Wykeland, Jonathan Stubbs jds@wykeland.co.uk 01482 320968

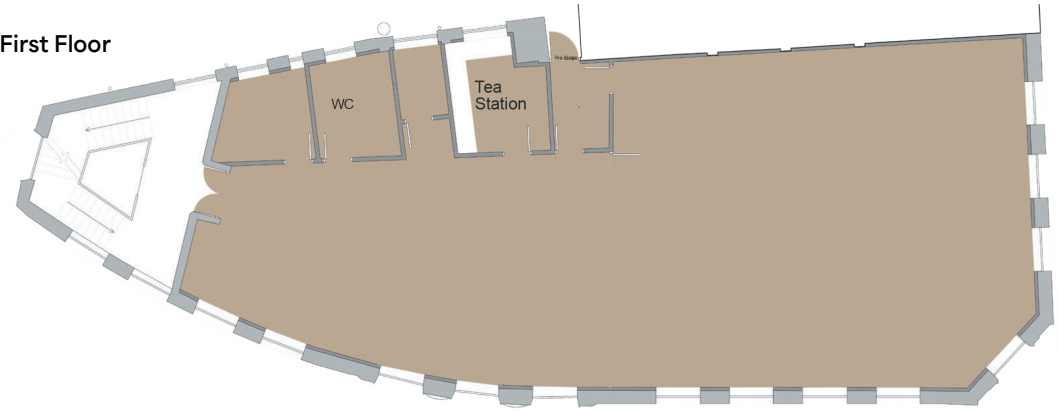
Offices: Hull 66 - 68 Humber Street, HU1 1TU Scunthorpe Sovereign House, Arkwright Way, DN16 1AL Grimsby 12 Town Hall Street, DN31 1HN CS.7262

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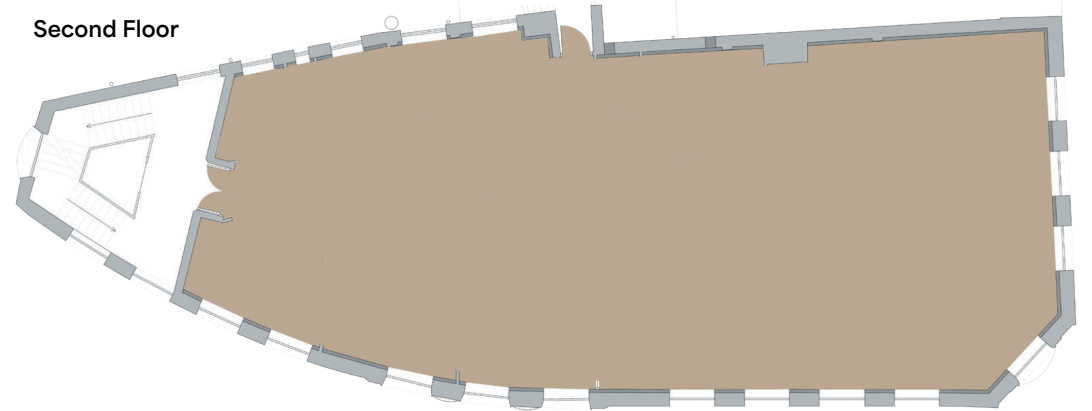
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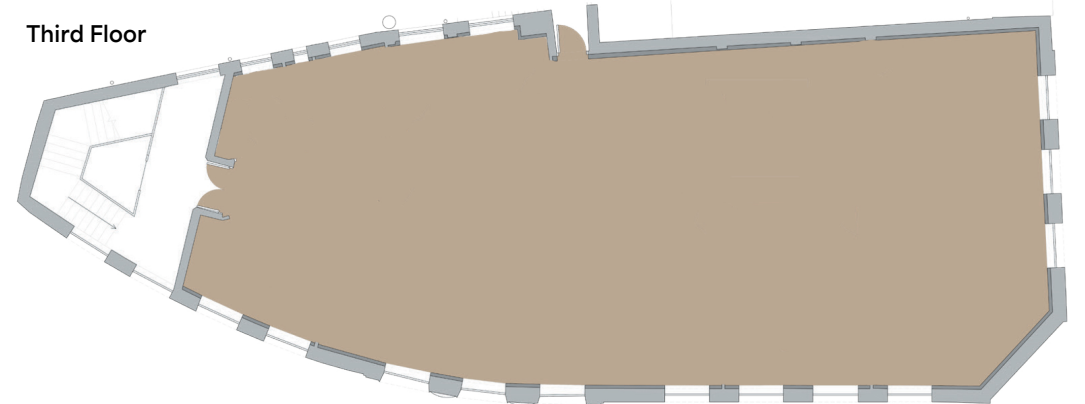
First Floor



Second Floor



Third Floor



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Floors will be developed as shells. Plans Not to Scale - For Identification Purposes Only

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