



# CITY CENTRE RETAIL/ LEISURE UNITS AVAILABLE

HIGH PROFILE GROUND FLOOR UNITS  
FROM 1,650 TO 2,789 SQFT

3 ST PAUL'S PLACE  
SHEFFIELD

# PLACE YOUR BUSINESS AT THE HEART OF SHEFFIELD



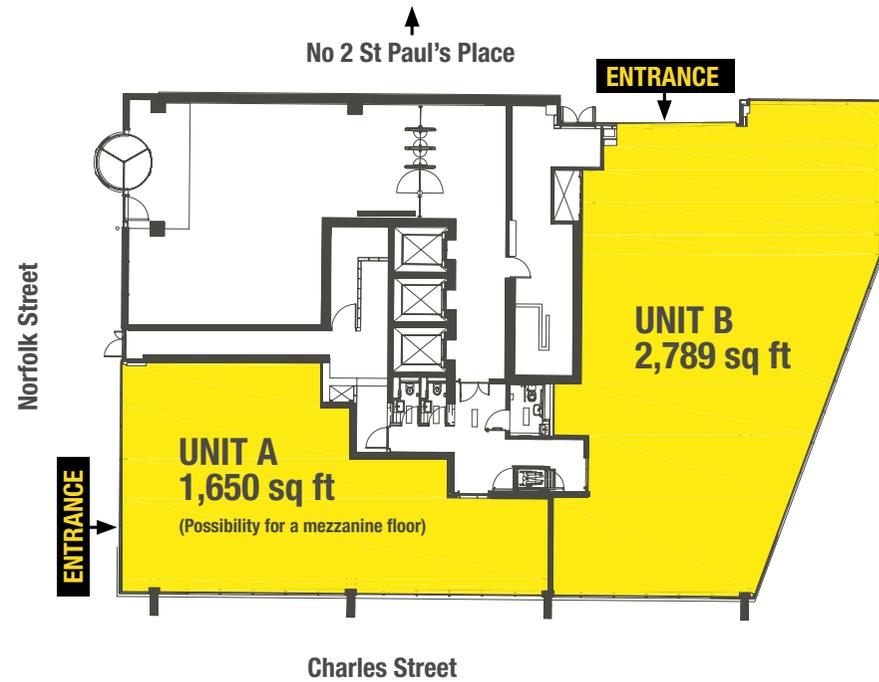
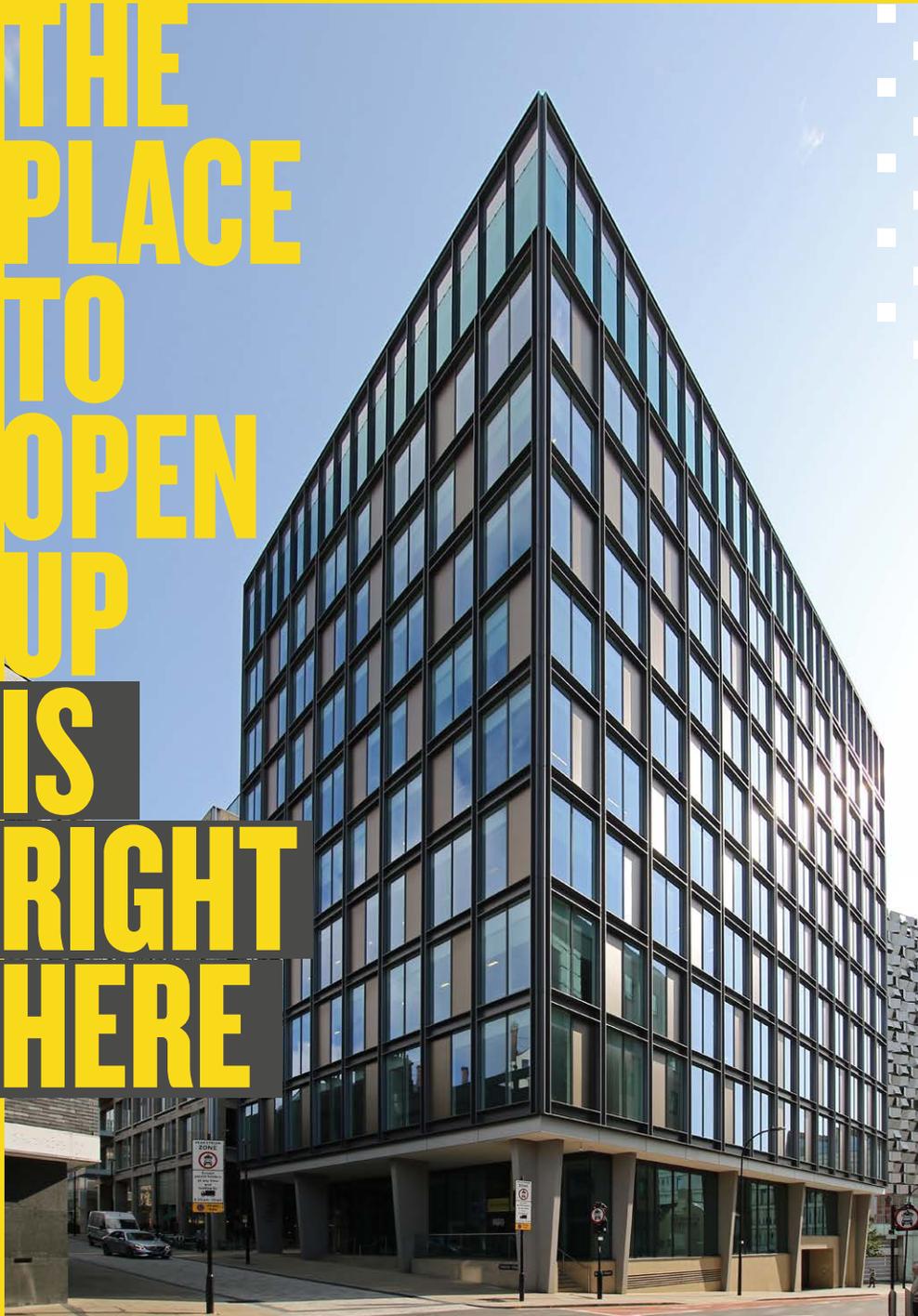
3 St Paul's Place is ideally situated to benefit from the wide range of amenities and transport infrastructure only a landmark city centre location can offer.



3 St Paul's Place is part of the "Heart of the City" scheme in Sheffield, completed alongside buildings 1 and 2, the Winter Gardens, Millennium Galleries and the Novotel. The building is placed in a vibrant location, with other operators at St Paul's Place including Piccolino's, Cafe Nero and Pizza Express.



THE  
PLACE  
TO  
OPEN  
UP  
IS  
RIGHT  
HERE



- Units completed to CAT A finish
- Connection to District Heating System
- Fully DDA compliant
- CCTV and on site security
- Air conditioning by four pipe fan coil system
- Recessed luminaires with metal ceiling tiles
- Column free floorplates
- Floor to ceiling glazing
- The ground floor has planning for use as an office/commercial unit within class A1, A2, A3 and A4

**THIS  
IS  
THE  
PLACE  
TO  
WORK  
EAT  
DRINK  
SHOP**



**3 ST PAUL'S PLACE  
SHEFFIELD**

**FREETHS  
HANDELSBANKEN  
BDP  
ARUP  
TES GLOBAL  
ANSYS**

**NUMBER 2**

**DEPARTMENT FOR BUSINESS  
ENERGY & INDUSTRIAL STRATEGY  
DEPARTMENT FOR EDUCATION  
LAMBERT SMITH HAMPTON  
BILL'S**

**NUMBER 1**

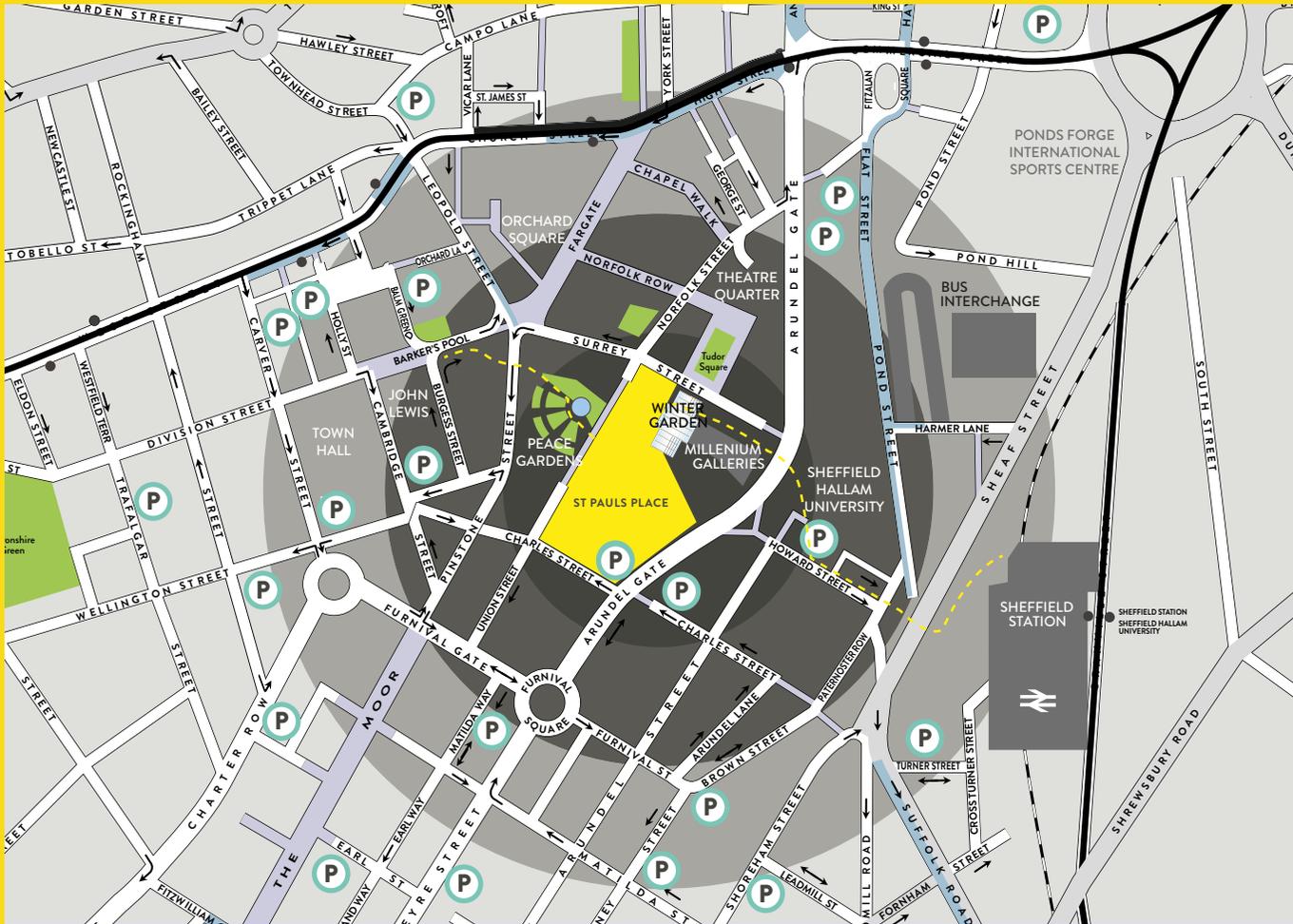
**DLA PIPER  
BARCLAYS BANK  
RBS  
COUTTS & CO  
BELLA ITALIA  
CAFFÈ NERO  
PICCOLINO**

**Q PARKS**

**SMOKE  
GENTING CLUB  
Q PARK - 530 SPACES.**

**ST PAUL'S CITY LOFTS**

**PIZZA EXPRESS  
COSMO  
SAINSBURYS**



SAT NAV REF: S1 2JL



Further Information:



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