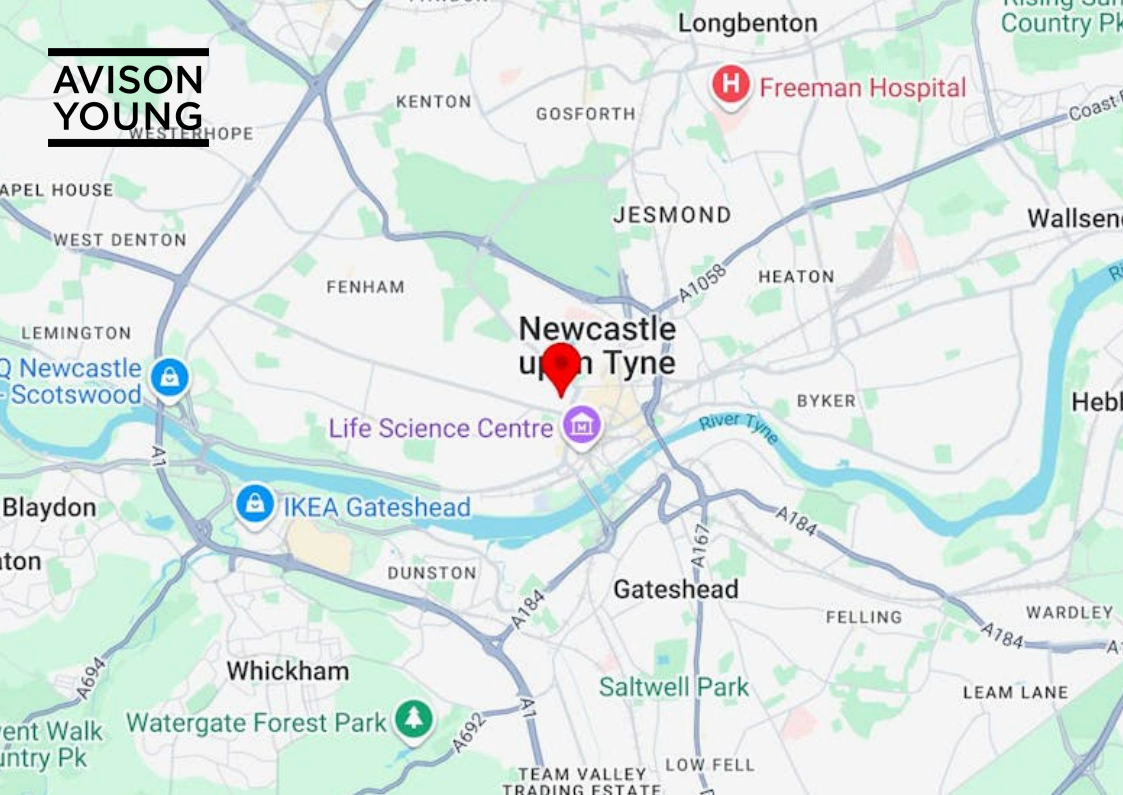


The Spark, Newcastle Helix, Newcastle Upon Tyne, NE4 5DE

Office To Let | £30 per annum | 2,401 to 47,808 sq ft

Office To Let, Newcastle Upon Tyne





## Description

The second phase of Newcastle Helix has now been delivered. Occupiers benefit from cutting edge design and amenities in a BREEAM rated "Excellent" building. It's a flexible, sustainable workplace that occupiers can make their own. The high-end industrial exterior is continued inside and provides businesses with an inspiring base for growth. The second phase of Newcastle Helix has now been delivered. Occupiers benefit from cutting edge design and amenities in a BREEAM rated "Excellent" building. It's a flexible, sustainable workplace that occupiers can make their own. The high-end industrial exterior is continued inside and provides businesses with an inspiring base for growth.

## Location

The Spark at Newcastle Helix is at the centre of it all - from premium shopping, to cocktail bars, gyms and art galleries, occupiers are just steps away from everything this great city has to offer. Not only is it an inspiring place to be, it's also extremely well connected. The A167 can be reached in less than 10 minutes by car, and Newcastle Station is only 10 minutes on foot.

For air travel, Newcastle International Airport is approximately 6.6 miles away and can be reached in around 15 minutes. From there, London can be reached with a flight time of around 1 hour, and the airport serves numerous other UK cities, as well as short and mid-haul flights.

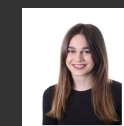
## Key Points

- Grade A offices
- High end industrial style design
- Available as a whole, or on a floor-by-floor basis
- Offices available over 10 floors
- Targeted WiredScore - Platinum
- BREEAM rating "Excellent"
- 106 Car Spaces
- Cutting-edge amenities
- On-site ebike charging
- 10 minutes walk to Newcastle Train Station

## Summary

- Rent: £30 per annum
- Service charge: £9.26 per sq ft
- VAT: Applicable. VAT if applicable will be charged at the standard rate.
- Legal fees: Each party to bear their own costs. Each party is to be responsible for their own legal costs incurred in the transaction.
- EPC: A
- Lease: New Lease

## Contact & Viewings



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## Further information

- [View details on our website](#)

Accommodation

Name	sq ft	sq m	Availability
Unit - Level11	6,412	595.69	Let
Unit - level 10	10,347	961.27	Let
Unit - level 9	10,344	960.99	Let
Unit - Level 8	10,344	960.99	Let
Unit - Level 7	10,345	961.08	Let
Unit - Level 6	10,345	961.08	Let
Unit - Level 5	10,337	960.34	Let
Unit - Level 4	10,337	960.34	Let
Unit - Level 3	9,308	864.74	Let
Unit - Level 2	7,328	680.79	Let
Unit - Level 1	7,538	700.30	Let
Unit - Level 0	2,944	273.51	Let
Total	105,929	9,841.12	



