

**MOSS
BRIDGE
HOUSE**

OFFICES TO LET

Fully furnished and serviced offices.

KINGSWAY, MOSS BRIDGE ROAD, ROCHDALE, OL16 5EA

www.mossbridge.co.uk



A contemporary office set in its our landscaped gardens, built alongside the Rochdale Canal.

At ground floor level, there is an impressive entrance and reception area, giving access to a meeting room, disabled WC, and the "American Style Diner". There is a large open plan office with central core for server storage. To the rear is another office, toilets with showers, and a fire escape.

At first floor level, there is an air conditioned board room, 5 private offices, and the main open-plan office. There are toilets including showers.

Linking both floors is an impressive 8 person lift.

Moss Bridge House is packed with all of the features that the modern business needs.

2 storey building

- Modern office suites
- Double-glazing
- Recently refurbished

DDA Compliance

- Fully DDA Compliant
- Fully ASA Compliant
- Disabled access

Internet & Telephone

- Leased fibre line
- Wi-Fi
- VoIP connectivity

Reception

- Fully manned reception
- Mail handling service
- Customer waiting area

Parking/Bicycles

- Allocated on-site parking
- 30 parking spaces
- Bicycle shelter and racks

American Diner

- Luxury dining seats
- Tea/coffee areas
- Kitchen facilities

Toilet Facilities

- Male, female & disabled toilets
- Hand washing facilities
- Drying facilities

Cleaning

- On-site cleaner
- Daily cleaning routines
- Covid-19 Compliant

Security & Access

- 24hr access control
- CCTV monitoring system
- Shuttered windows

Meeting Rooms

- Board room
- Meeting rooms
- Visitor call system

Heating & Cooling

- Air conditioning
- Central heating
- Temperature thermostat

Environment

- Low energy technology
- PIR sensors
- Active recycling

Lift

- Newly refurbished
- 8 passenger lift

Furnished

- Desks can be supplied
- Fully carpeted

THE BUILDING

LOCATION

FEATURES

GALLERY

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Diner



Available Suites.

Our offices are ready to move into and fully serviced with Broadband, Telecoms, IT, and Cleaning Services. All suites can benefit from Small Business Rates Relief.

SUITE	LENGTH (M)	WIDTH (M)	AREA (SQM)	AREA (SQFT)
Canal Side Ground Floor	14.1	5.0	70	751
2nd Floor Office	4.8	4.7	22	239
Diner Seating Area	7.4	4.5	33	358
Kitchen	7.7	6.2	48	514

Please contact us for pricing.



FLOOR OFFICE



MODERN BUILDING



LARGE OFFICE SPACE



FAST BROADBAND



TOILET FACILITIES



AMERICAN DINER



ONSITE PARKING



ACCESSIBLE LOCATION



Get in touch with us today to arrange a viewing.

- 01706 586 586
- info@mossbridge.co.uk
- Kingsway, Moss Bridge Road, Rochdale, OL16 5EA