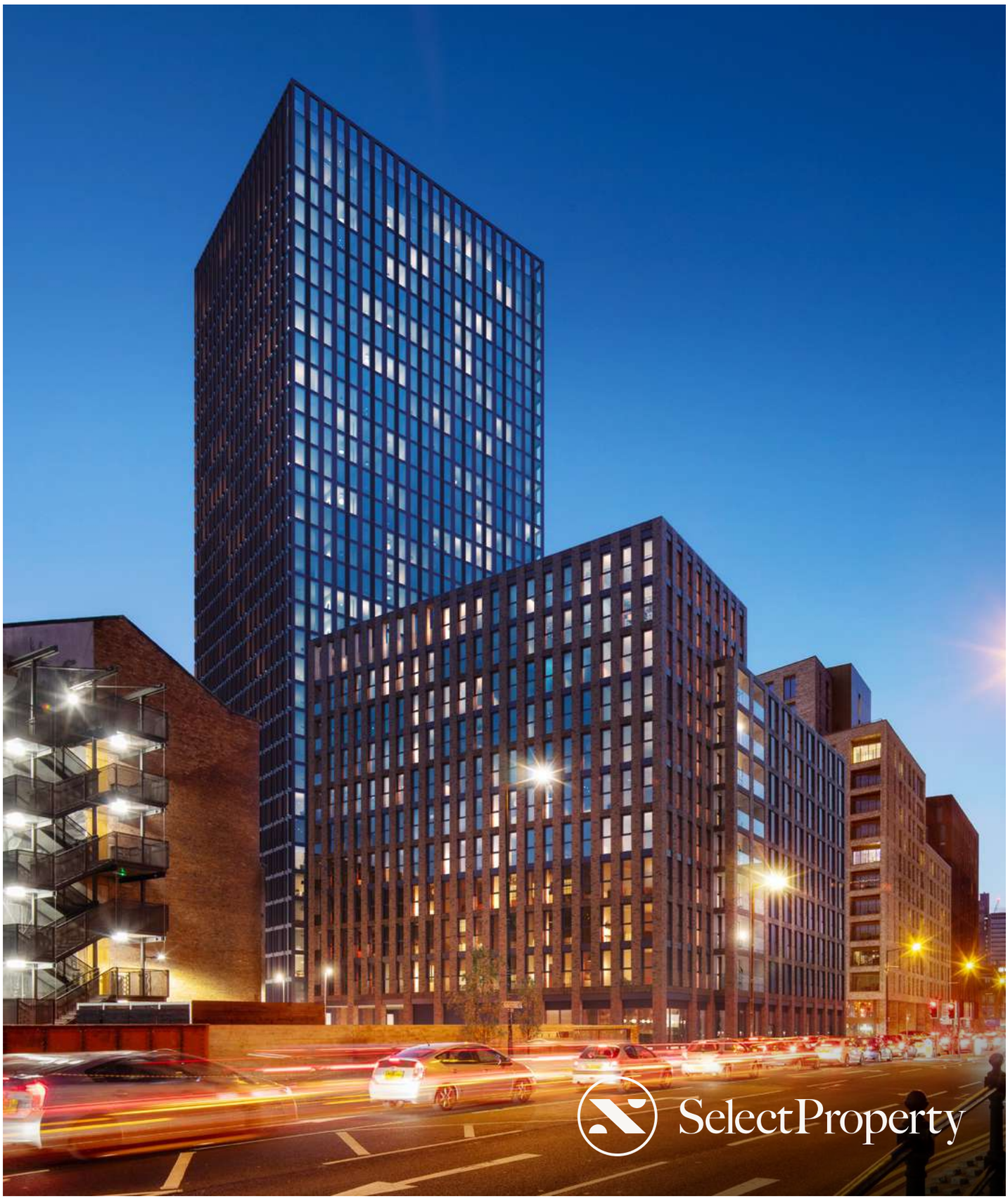
One Port Street
Manchester

COMMERCIAL OPPORTUNITIES



One Port Street is a luxury residential development, attracting Manchester city centre's **highest earning renters.**

An **exclusive commercial opportunity** in the heart of the iconic Northern Quarter, One Port Street has a daily footfall of thousands of residents, professionals and tourists.

Whether you're looking for a prime location for your own business, or letting to a commercial tenant, this is an **incredible investment opportunity** not to be missed.

Retail Space 1

Located on Port Street next to main building entrance

Located in a prominent, desirable area, One Port Street borders two of the most popular districts in Manchester city centre.

Set on Port Street, and seamlessly bordering the vibrant Great Ancoats Street, this development is strategically located on the main pedestrian walkway into the iconic Northern Quarter. With offices such as N Brown Group, JD Williams and LADBible Group close by, this prominent area is consistently bustling with activity.

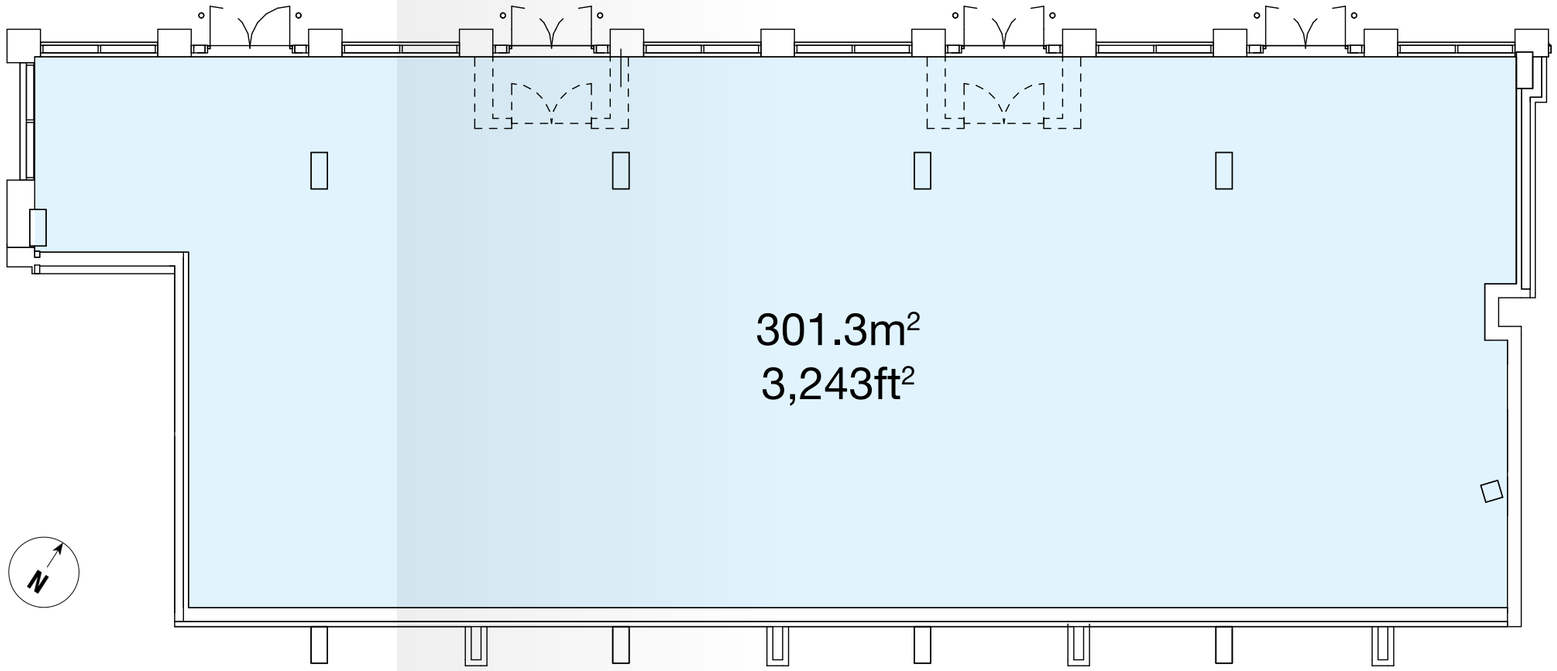
Launching in Q1 2025

Size: 3,243 sqft/ 301.3 sqm

Service Charge: Payable by the tenant

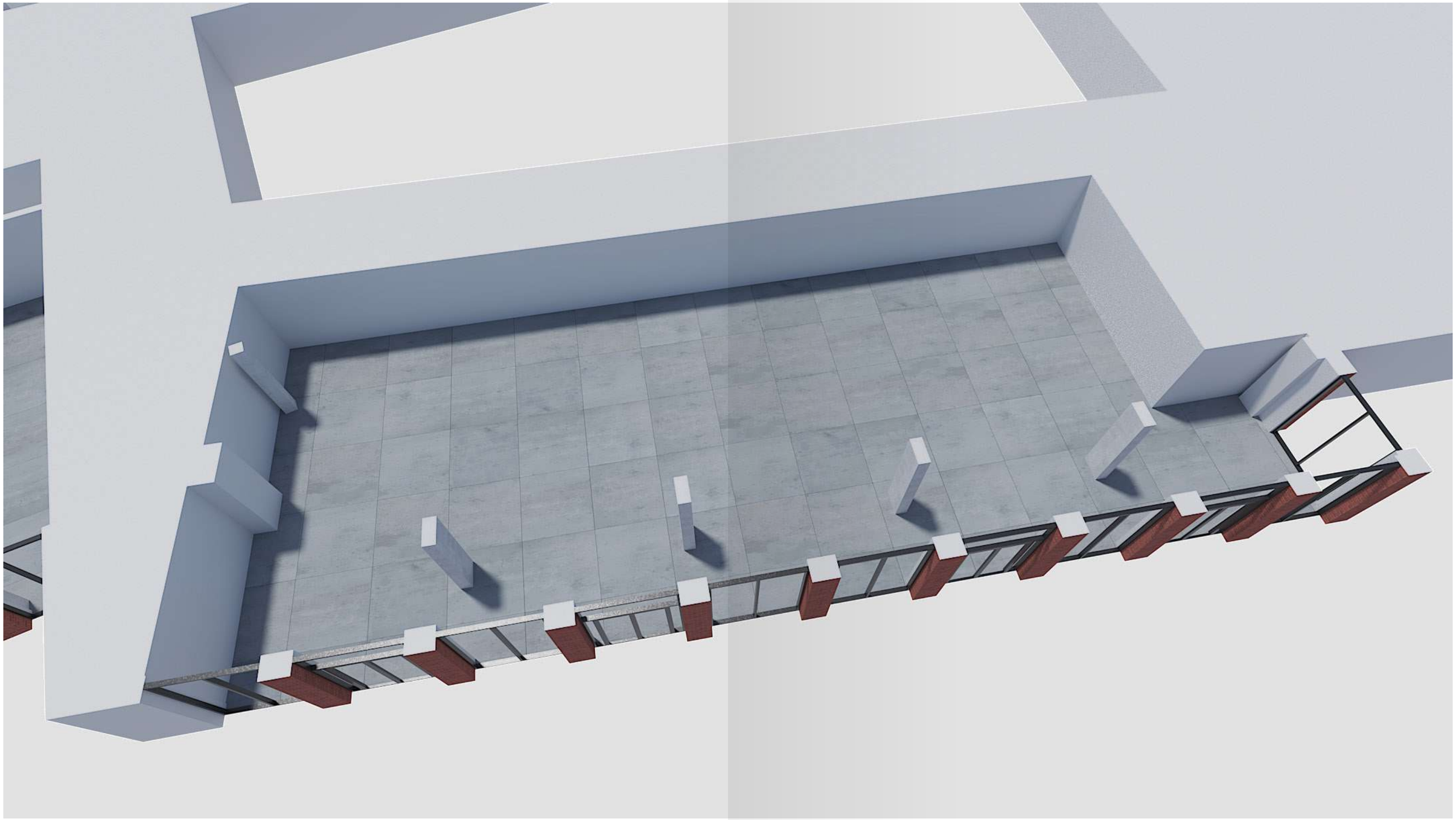
Current Status: Off-plan & currently untenanted.

Port Street



Retail Space 1

Artist's Impression



Retail Space 2

Located on Great Ancoats Street
with a second entrance on Port Street

The independent shops, bars and eateries highlight this location as a tourist and local hotspot, well set to serve the approximate 1,200 residents residing in One Port Street across 477 luxury apartments.

Port Street also acts as a nearby highway from Manchester's largest train station, Manchester Piccadilly, to the shopping capital of the city including The Arndale, Selfridges and Harvey Nichols, commanding a high daily footfall.

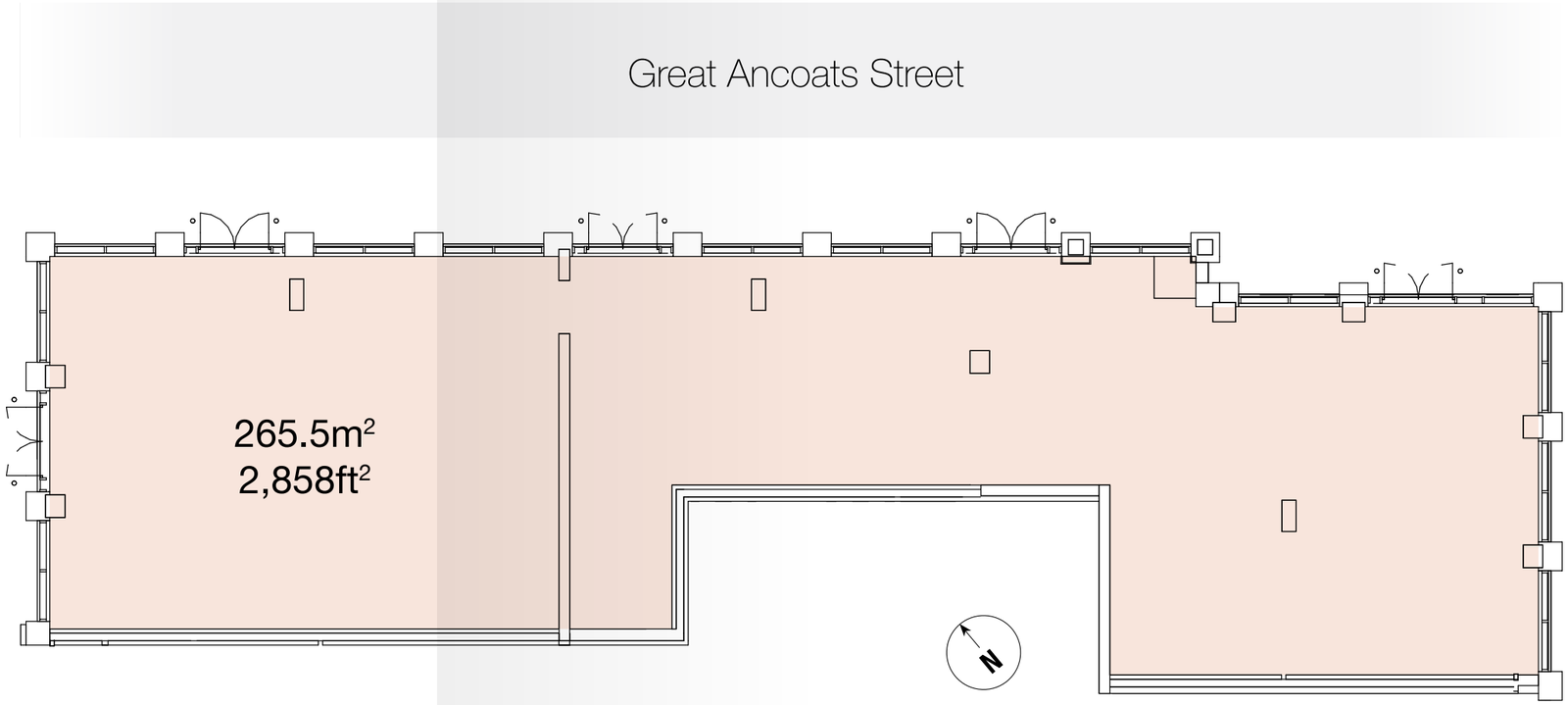
With seasoned eateries surrounding the development such as Michelin star Mana, and award-winning Erst, Rudy's, Elnecot, The Whiskey Jar, and Street Urchin, to name just a few, the area is well established as Manchester's most popular dining destination.

Launching in Q1 2025

Size: 2,858 sqft/ 265.5 sqm

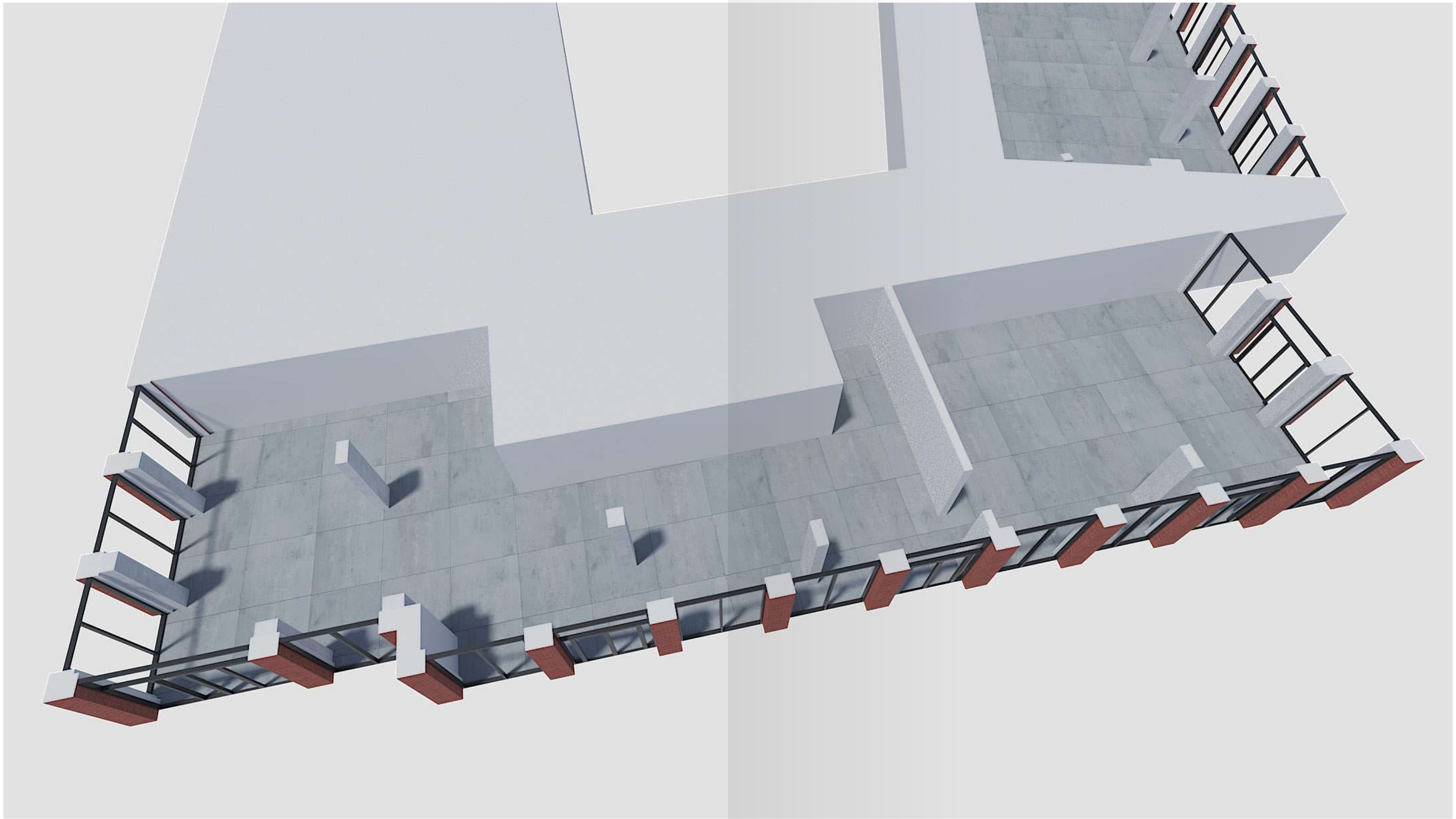
Service Charge: Payable by the tenant

Current Status: Off-plan & currently untenanted.

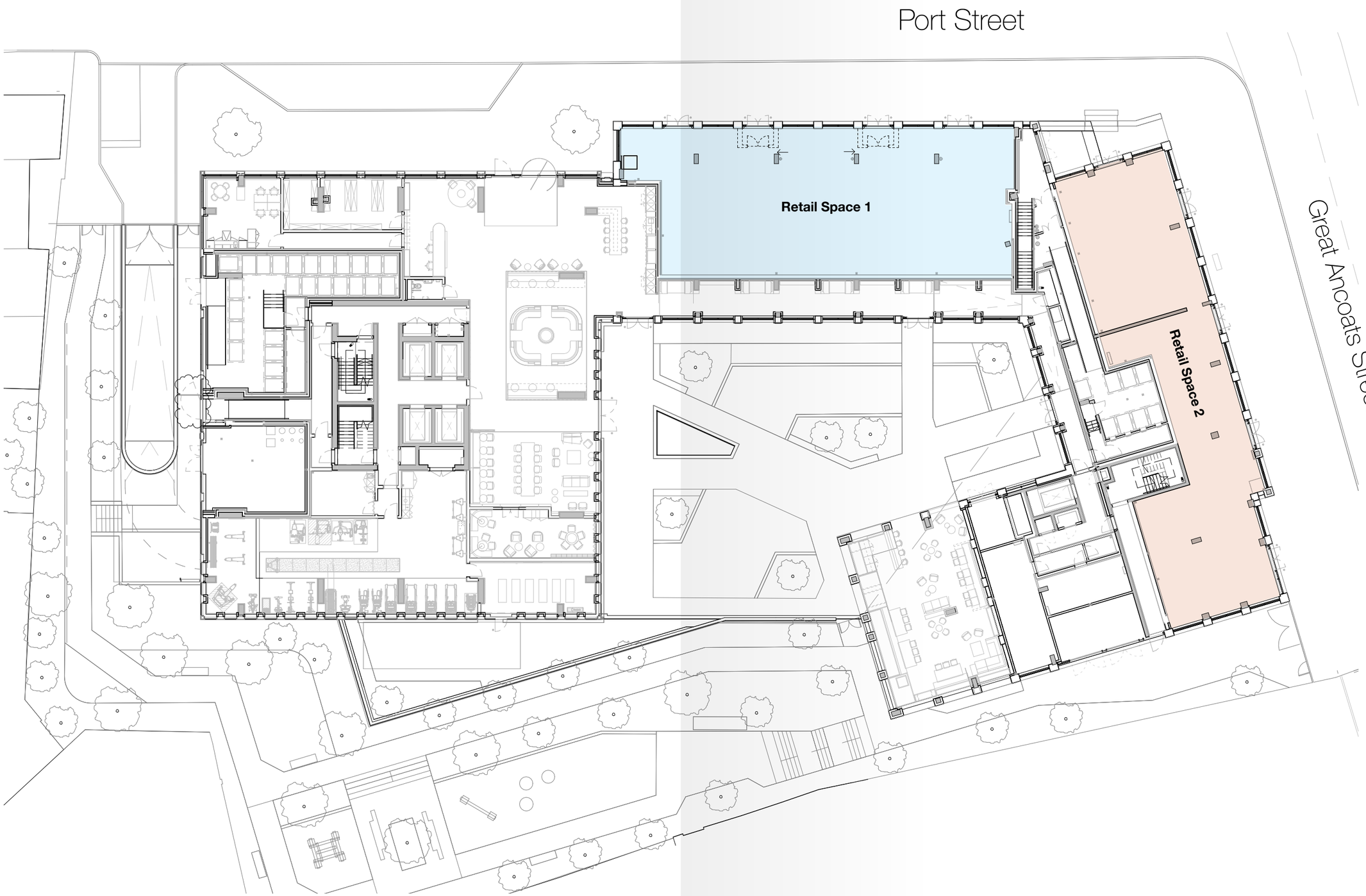


Retail Space 2

Artist's Impression



Retail Spaces 1 & 2

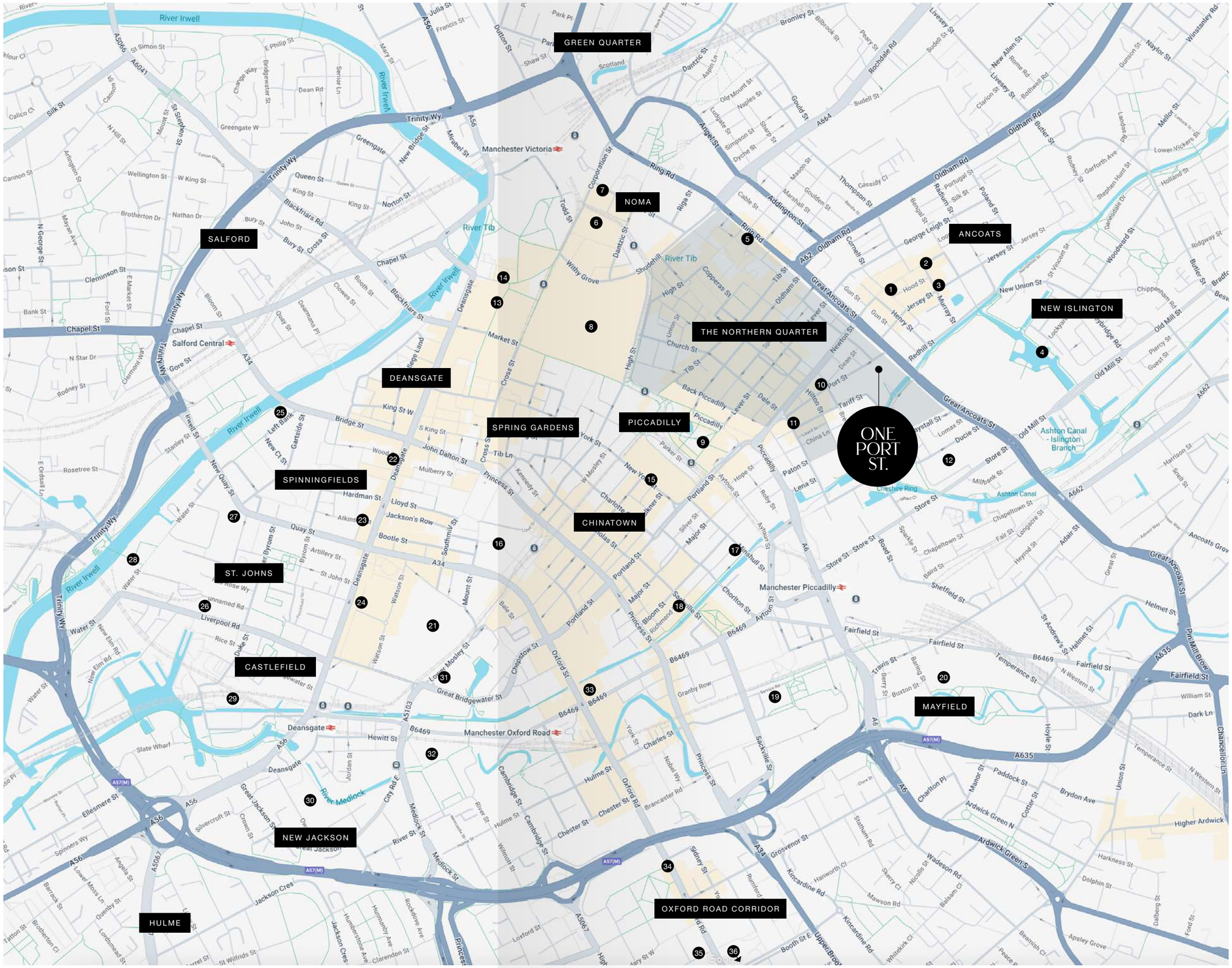


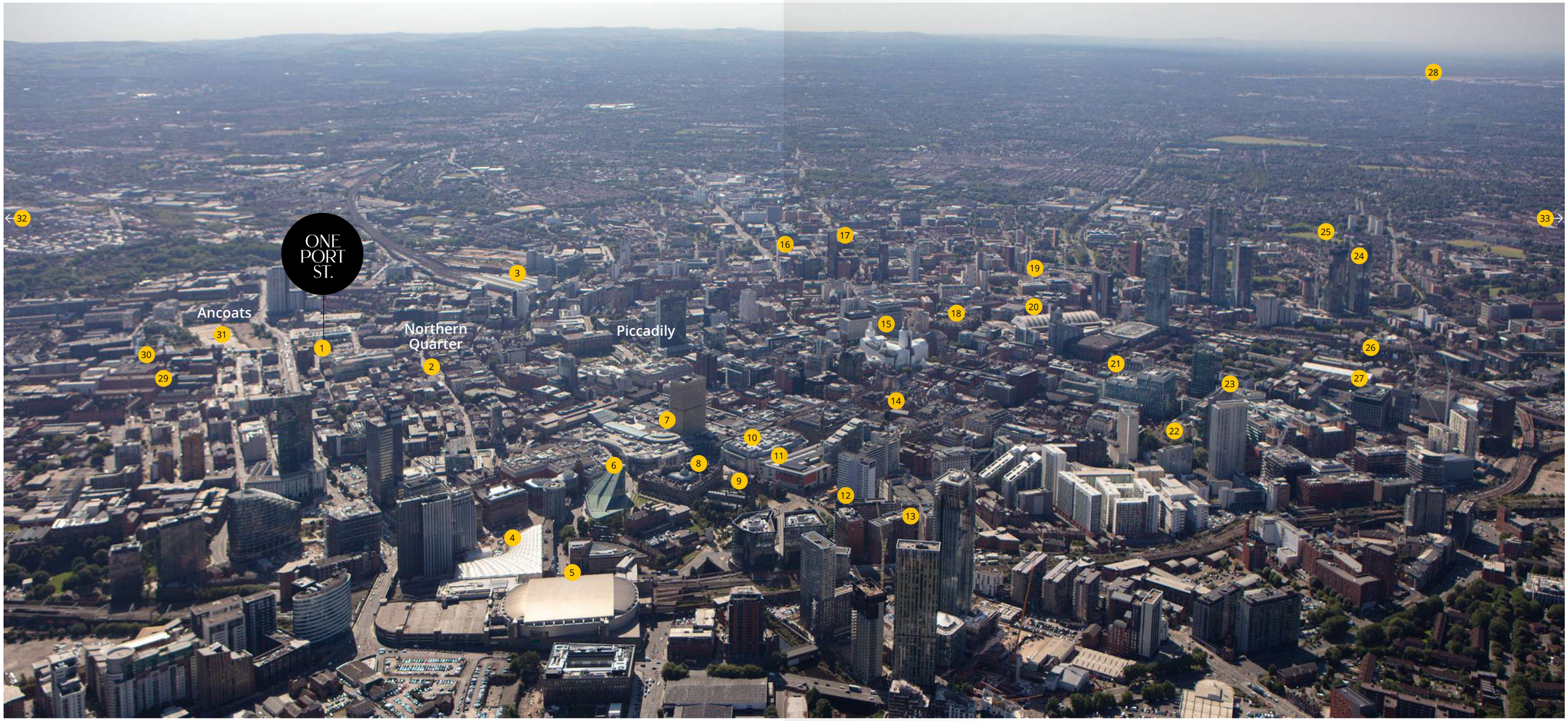
SIGNAGE

One Port Street

Set in Manchester's world renowned creative centre.

1. Cutting Room Square
2. Mana (1 Michelin Star)
3. Erst
4. Islington Marina
5. Mackie Mayor
6. Printworks
7. Skof
8. Arndale Centre
9. Piccadilly Gardens
10. Port Street Beer House
11. Idle Hands Coffee
12. Diecast
13. Selfridges
14. Harvey Nichols
15. Higher Ground
16. St. Peter's Square
17. Kampus
18. Gay Village
19. Sister
20. Mayfield Depot
21. Manchester Central
22. John Ryland's Libray
23. Schofield's Bar
24. Another Hand
25. People's History Museum
26. Museum of Science & Industry
27. Fenix
28. Factory International
29. Castlefield Viaduct
30. Deansgate Square
31. Bridgewater Hall
32. HOME
33. Palace Theatre
34. Manchester Met University
35. RNCM
36. Manchester University





Location

1. One Port Street
2. Stevensons Square Northern Quarter
3. Manchester Piccadilly Train Station
4. Manchester Victoria Train Station
5. A.O. Arena
6. National Football Museum
7. Arndale Centre
8. The Print Works
9. Manchester Cathedral
10. Selfridges
11. Harvey Nichols
12. Citysuites Apart Hotels
13. Affinity Living Embankment West
14. St. Annes Square
15. Manchester Town Hall
16. Vita Student Circle Square
17. Vita Living Circle Square
18. Midland hotel
19. Vita Student First Street
20. Manchester Central Convention Centre
21. Spinningfields
22. Affinity Living Riverside
23. Affinity Living Riverview
24. Crown Street, Elizabeth Tower
25. The Blade / Three60
26. Castlefield
27. St. Johns
28. Manchester International Airport
29. Hallé St Peter's
30. Mana - Manchester's first Michelin Star
31. Potential new UK Civil Service HQ
32. Manchester City Football Club
33. Manchester United Football Club

ONE PORT ST.

One Port Street is set to redefine city living when it completes in Q4 2025. With art and luxury at its core, these spaces are ideal for independent businesses with something unique to offer.

Attracting a high daily footfall of up to 1,200 residents across 477 apartments, One Port Street targets Manchester city centre's highest earning renters.

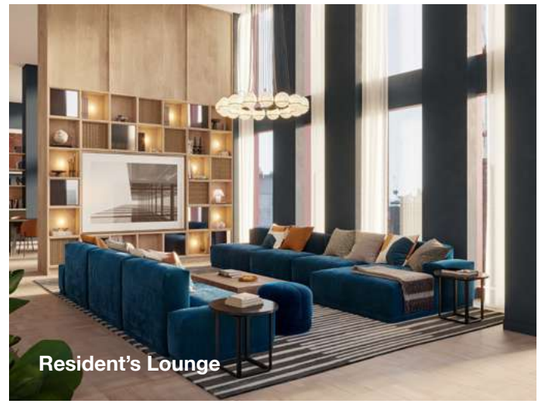
Home to spectacular city views, cutting edge designs, and five-star amenities, One Port Street will set a new standard of luxury city living. With a welcoming lobby, reminiscent of a boutique hotel, the aesthetic of One Port Street is designed to be a base for a community.

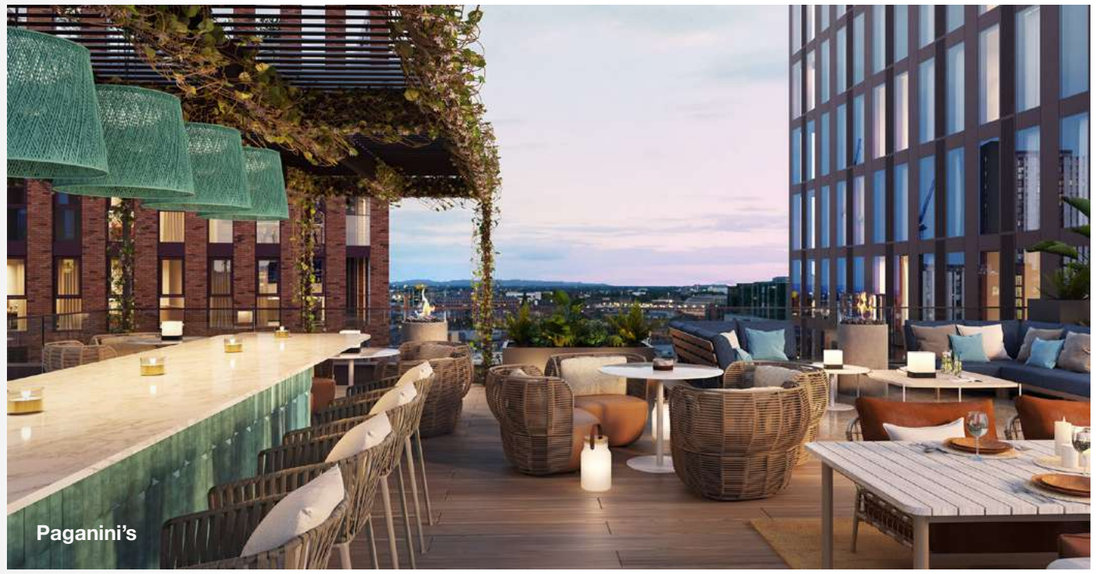
Amenities that define luxury:

- 477 luxury apartments
- 2,000 sq ft swimming pool
- State-of-the-art gym
- Spa pool
- Two fitness studios
- Private residents lounge
- Vibrant rooftop Paganini'sTerrace on the 7th floor
- Urban gardens

Swimming Pool

Gym


Resident's Lounge


Paganini's

The ‘street-art capital’ of the city, the Northern Quarter is Manchester’s answer to Shoreditch, Brooklyn, or West Hollywood.

The Northern Quarter

The ‘street-art capital’ of the city, the Northern Quarter is Manchester’s answer to Shoreditch, Brooklyn, or West Hollywood.

Voted by TimeOut as one of the world’s ‘coolest’ neighbourhoods, historical fashion house Chanel chose the Northern Quarter’s iconic Thomas Street as the backdrop of its annual Métiers d’Art fashion show in December 2023.

Also a regular film set in major TV productions including Peaky Blinders, The Crown and upcoming Netflix series, House of Guinness, the Northern Quarter is no longer ‘up and coming’, but officially ‘here and now’.

Self-named ‘NQ’, the Northern Quarter is a world renowned creative centre, buzzing with character rooted in its industrial past.

Edwardian mills and Victorian warehouses were ideally placed to be converted into independent eateries, bars, coffee shops and music venues, characterised by exposed brick and iron columns along quintessentially British cobbled streets

Now a lively neighbourhood of cultural, creative and digital innovation, the Northern Quarter demands a residential offering to keep pace with the needs of its inhabitants.

Northern Quarter & Ancoats Dining Hotspots

Too many to mention, this eclectic heart of Manchester city centre boasts international dining destinations to cater to residents and tourists of all walks of life.

- Mana (1 Michelin Star)
- Ramona & The Firehouse
- Rudy’s
- Elnecot
- Jane Eyre
- Edinburgh Castle
- Mackie Mayor
- Erst

Great Ancoats Street is also home to infamous furniture stores, Roche Bobois and BoConcept Manchester, alongside other homeware stores and art galleries, drawing an affluent crowd of city dwellers.

Port Street itself also boasts a range of crowd drawers including: five star pilates studio - Runway Pilates, cosy coffee shop - Idle Hand Coffee, and indie bookstore - The Modernist Shop. This range of highly rated locations ensures Port Street is remarkably popular, experiencing a high daily footfall.

Manchester

The Capital of the North, outpacing the entire nation.

Manchester's economy growth rate of

2.2%

between 2024—2027, ahead of the national growth rate of

1.9%.

Manchester is able to boast a diverse, quality portfolio of businesses, from *quirky, underground art stores to designer high-end shops* comparable to Mayfair.

"While it is true that no two UK cities are the same, it appears that no others in the UK outside of London excel to quite the same level that Manchester does."

Jennet Siebrits
Head of UK Research at CBRE

CBRE also estimates that Manchester will see a spending increase of

9.5%

in the next five-year period.

This reinforces Manchester's affluence, and the **scale of opportunity for commercial growth here.**

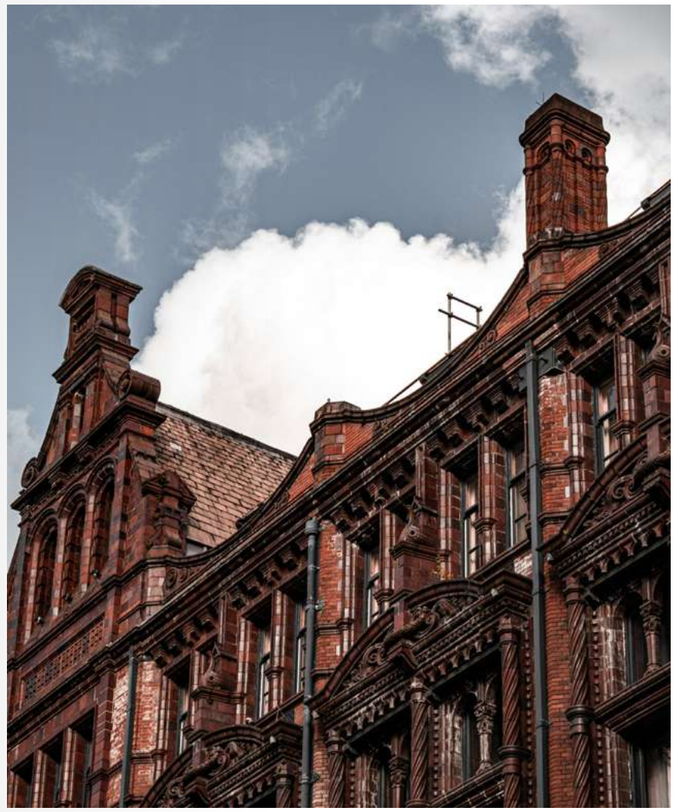
Proud past, exciting future.

“The Manchester worker bee is one of the best-known symbols of Manchester and has been an emblem for the city for over 150 years. The bee denotes Mancunians’ hard work ethic and the city being a hive of activity. It has also come to represent the sense of unity in our great city.”

MANCHESTER CITY COUNCIL

‘Manchester Named as Top World Destination 2023’

lonely planet



‘The Best of Both Worlds’

JLL reported that post-pandemic, people are looking to live in ‘cities with a village feel’. This is Manchester’s appeal.

JLL

‘Foreign investors pour cash into the Northern Powerhouse’

THE TIMES

Named by National Geographic as a top destination in the world to visit 2023

NATIONAL GEOGRAPHIC

TimeOut named the Northern Quarter one of the coolest neighbourhoods in the world 2022

TimeOut

SelectProperty

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