THE
OFFICE
LIST

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6 November 2026



Serviced

3 Hardman Square, M3 3EB

176 ft² · 4 desks · 1 December 2026

Space
Office 225

Floor
2nd floor

Desks
4–5

£/desk/pcm (all-in)
£496–£620/desk/pcm

Total £/pcm
£2,479 pcm

Availability
1 December 2026

https://theofficelist.co.uk/listings/c6cd45bd-739e-4735-9a2c-b5c98dec61cb

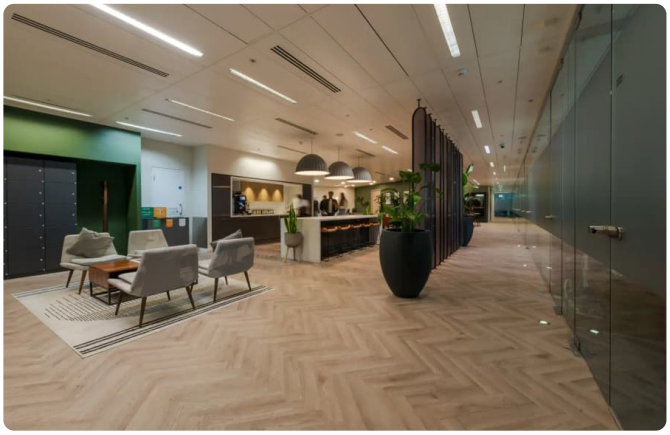
Cost and terms

Space	Office 225
Floor	2nd floor
Desks	4–5
£/desk/pcm (all-in)	£496–£620/desk/pcm
Total £/pcm	£2,479 pcm
Availability	1 December 2026
Service charge	Included
Business rates	Included
Operator	Elementa
Nearest stations	Salford Central 7 min · Deansgate-Castlefield 9 min · Deansgate 10 min

About the building

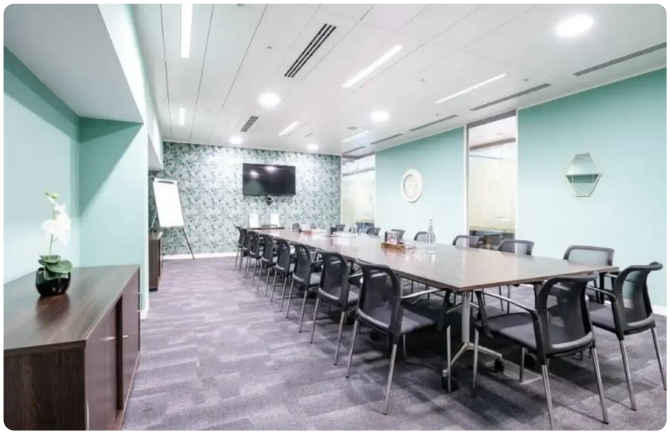
Offices on the first and second floors in Spinningfields, Manchester's business district, positioned around the building's edge for natural light.

Photos









Particulars are provided for general guidance only and do not form any part of an offer or contract. All measurements, areas, rents, rates, service charges, availability dates, lease terms, photographs, and map positions are given in good faith and believed correct but cannot be guaranteed. Prospective occupiers should make their own enquiries and satisfy themselves on all matters before entering into any commitment. No fees.