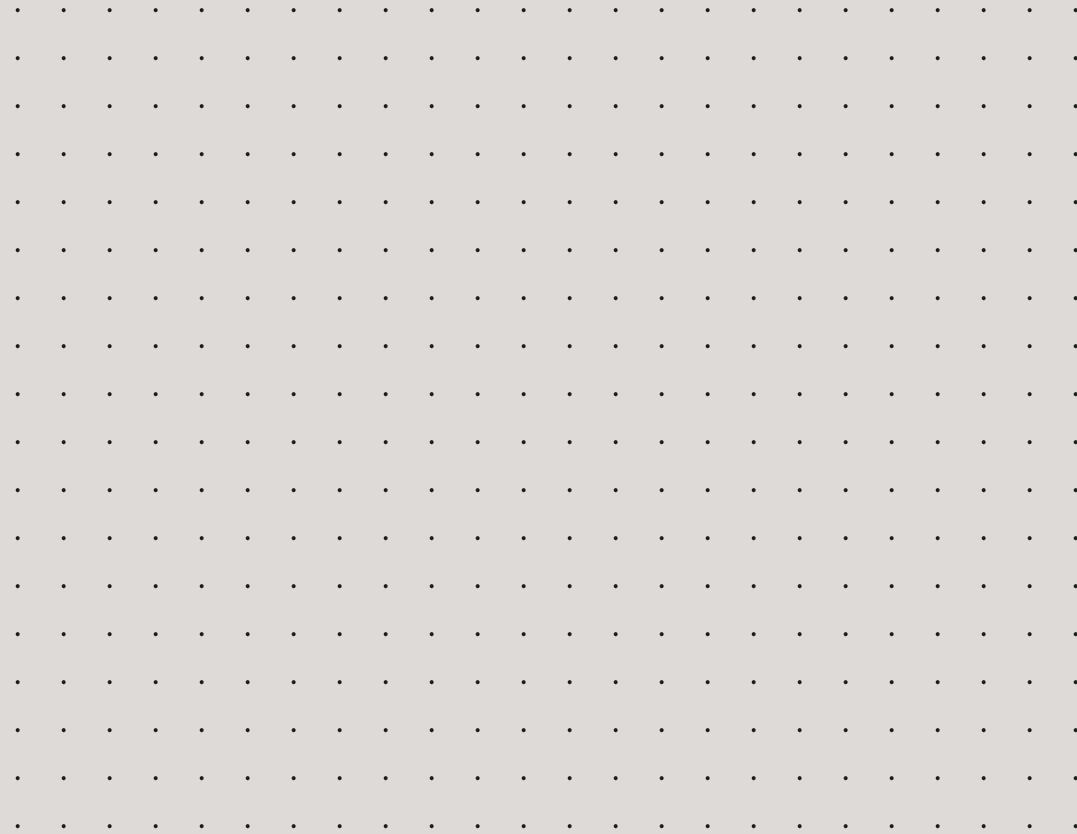


## STUDIO SPACES TO RENT

44-46 DANISH BUILDINGS, HIGH STREET, HULL, HU1 1PS

# SPACE FOR CREATIVE THINKING....



[danishbuildings.co.uk](http://danishbuildings.co.uk)

@danish\_buildings



## BRING CHARACTER TO YOUR CREATIVE

original fireplaces, high ceilings & original coving in every studio

## MAKE MOVES

just a 12-month commitment to rent a studio space

## THINK FAST

with super-speed lightstream internet

## DRIVE YOURSELF

nearby car-parking available

## BE REFRESHED

with private tea point in each studio, plus designer kitchens, bathrooms, shower room & cycle store

## CHECKLIST

a handy list of things you should consider when studio hunting:

COSTS TO CONSIDER	PRICE AT DANISH BUILDINGS
• Rent	Rent per month as stated in this brochure
• Business Rates	Not applicable, unless you have other business premises
• Service Charge	£0.30 per sqft per month
• Car Parking	£60 + vat per month
• Electricity Bill	Approx £40 per month*
• Wifi/Telephone Bill	Approx £40 per month*
• Building Insurance	Approx £0.07 per sq ft per month
• Security	High Security with blinds, alarm, fob entry, plus secure bike store, all included

\*subject to usage





# GROUND FLOOR

DANISH BUILDINGS

Studio 1+2	53 m <sup>2</sup>	570 ft <sup>2</sup>	£830
Studio 3	21 m <sup>2</sup>	226 ft <sup>2</sup>	£330
Studio 4	29 m <sup>2</sup>	312 ft <sup>2</sup>	£455

Price per month

Lease Terms:  
Only a 12-month commitment.



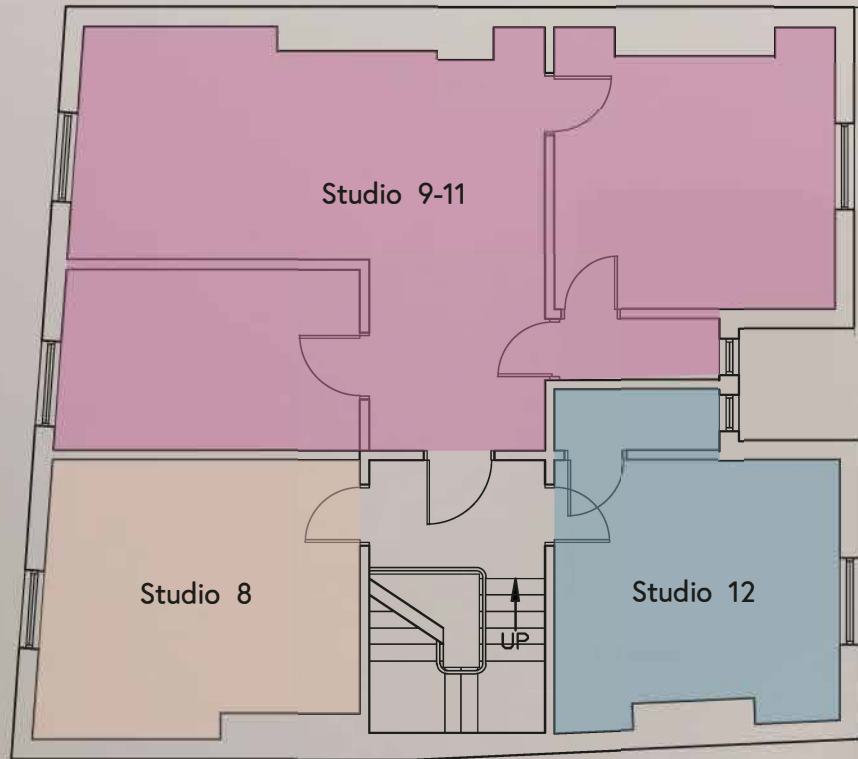
# FIRST FLOOR

## DANISH BUILDINGS

Studio 5	19 m <sup>2</sup>	204 ft <sup>2</sup>	£295
Studio 6	44 m <sup>2</sup>	473 ft <sup>2</sup>	£690
Studio 7	17 m <sup>2</sup>	182 ft <sup>2</sup>	£265

Price per month

Tea point in each studio,  
including mini-fridge & kettle



Ground Floor  
Courtyard

Designer kitchen & bathrooms  
Shower & secure cycle store



Studio 8	19 m <sup>2</sup>	204 ft <sup>2</sup>	£295
Studio 9-11	63 m <sup>2</sup>	676 ft <sup>2</sup>	£985
Studio 12	19 m <sup>2</sup>	204 ft <sup>2</sup>	£295

Price per month

# SECOND FLOOR

DANISH BUILDINGS

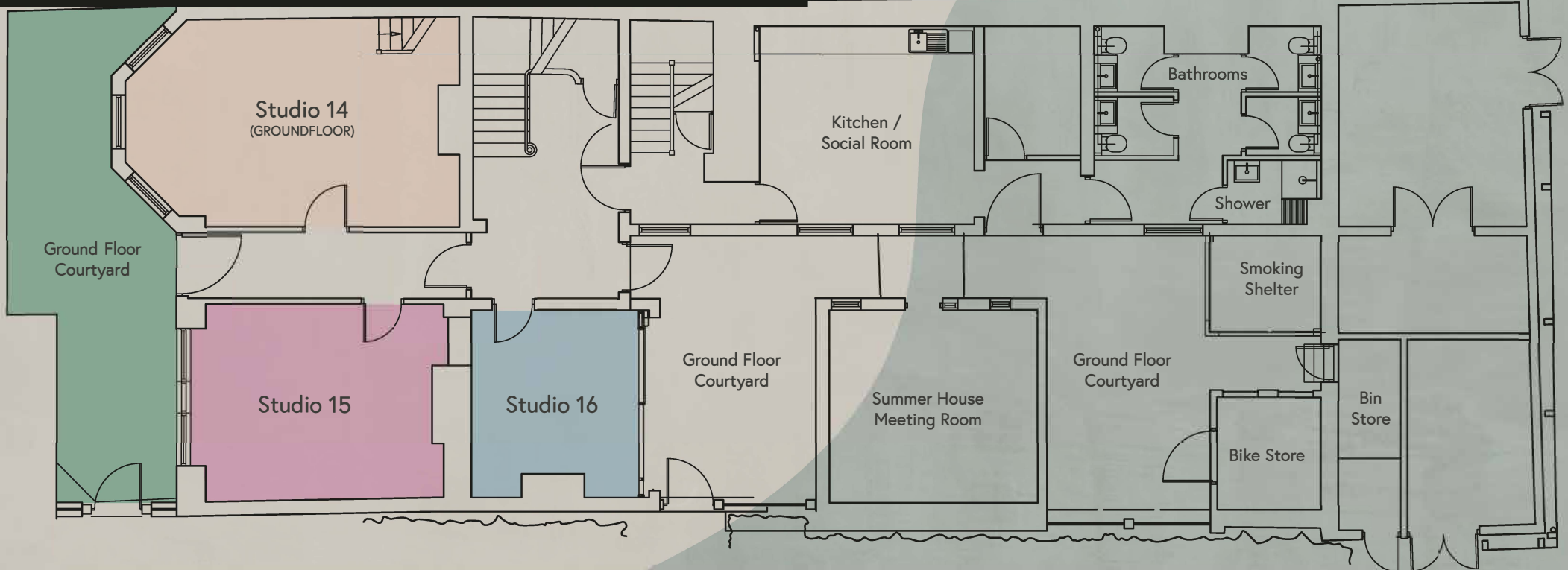
# GROUND FLOOR

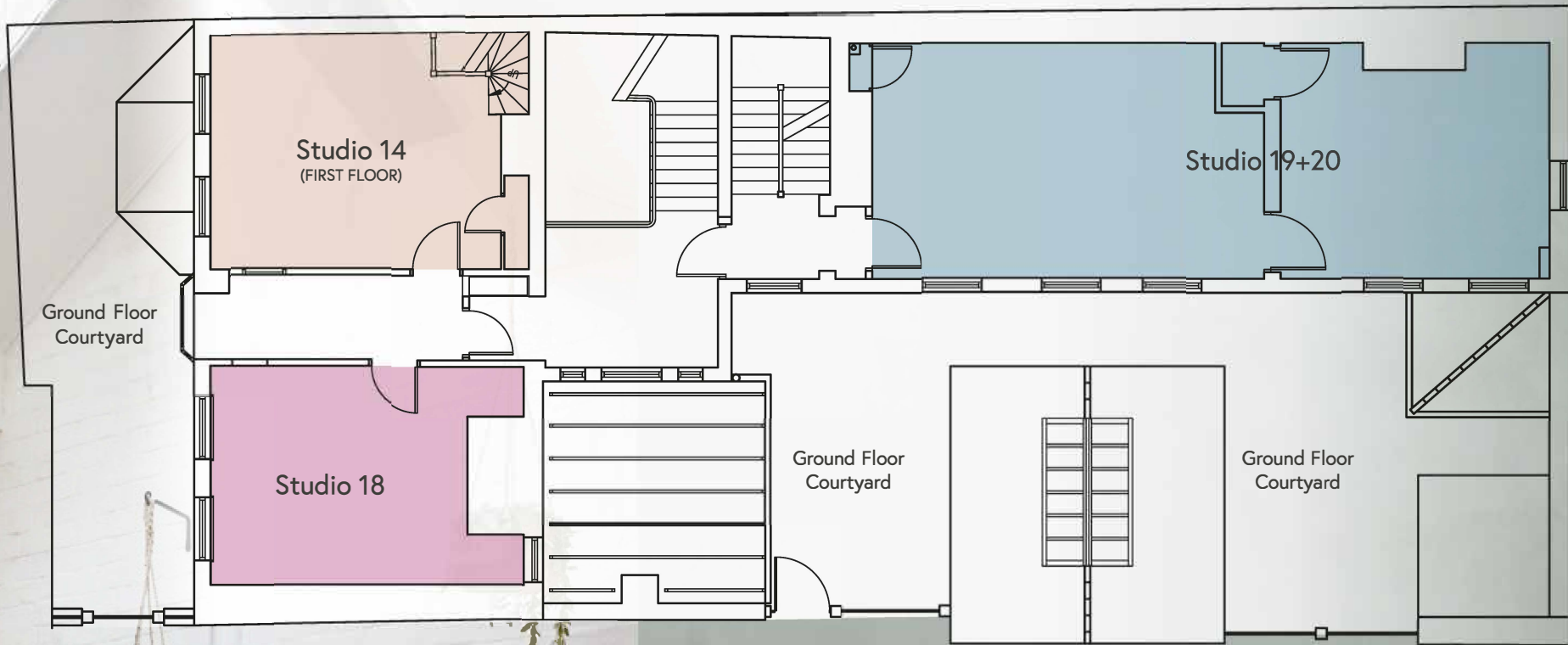
BAYLES HOUSE

Studio 14	55 m <sup>2</sup>	586 ft <sup>2</sup>	£975
Studio 15	23 m <sup>2</sup>	247 ft <sup>2</sup>	£411
Studio 16	15 m <sup>2</sup>	159 ft <sup>2</sup>	£265



STUDIO 14 FIRST FLOOR





# FIRST FLOOR

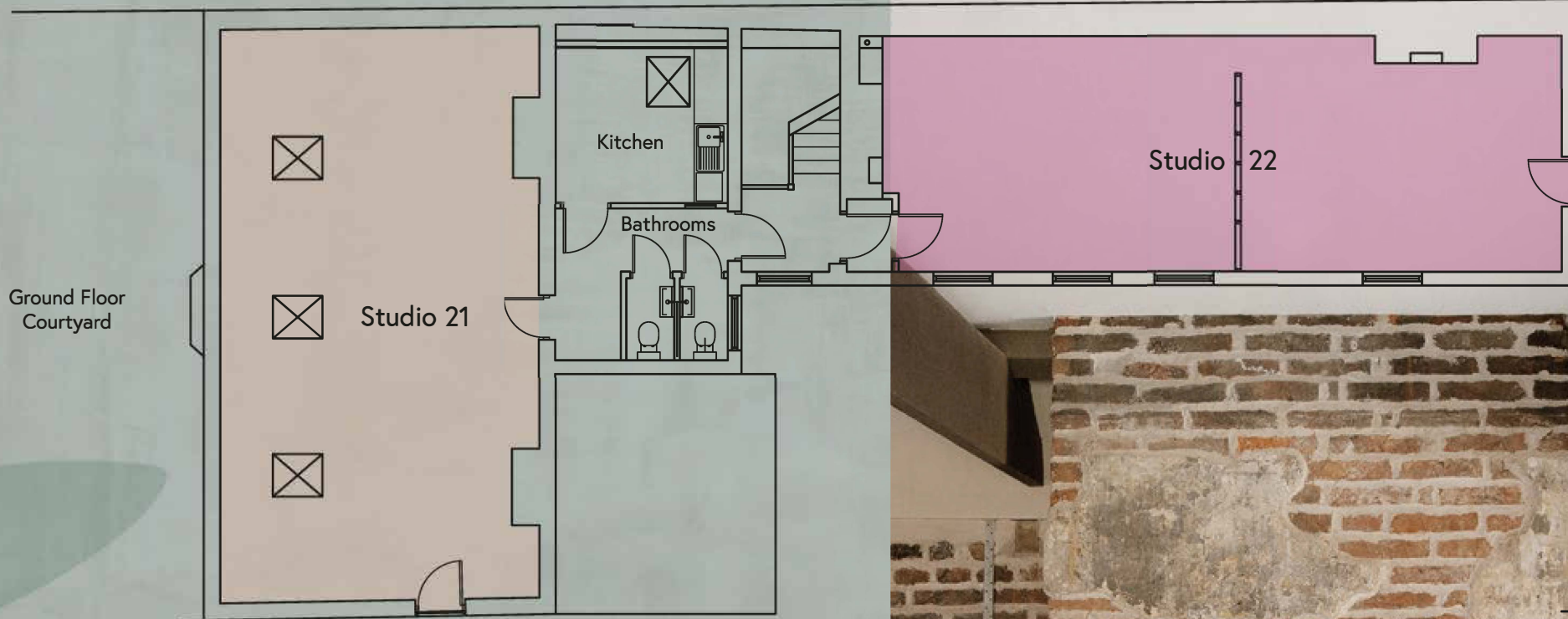
BAYLES HOUSE

Studio 14	55 m <sup>2</sup>	586 ft <sup>2</sup>	£975
Studio 18	23 m <sup>2</sup>	246 ft <sup>2</sup>	£410
Studio 19+20	54 m <sup>2</sup>	583 ft <sup>2</sup>	£970

Price per month

10 person Summer House meeting room, free of charge!





# SECOND FLOOR

BAYLES HOUSE

Studio 21	61m <sup>2</sup>	655ft <sup>2</sup>	<b>£1090</b>
Studio 22	54m <sup>2</sup>	582ft <sup>2</sup>	<b>£970</b>

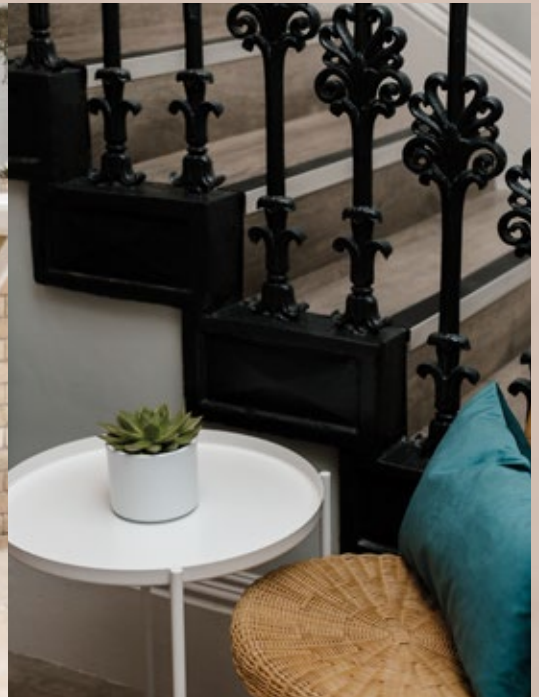
Original features in every studio

Price per month





DANISHBUILDINGS.CO.UK





DANISHBUILDINGS.CO.UK

## LOCATION

Hull Paragon Station

0.7 miles - 10 mins walk

Trinity Market

0.1 miles - 2 mins walk

Fruit Market / Hull Marina

0.3 miles - 6 mins walk

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## CONTACT

Charlie Allenby

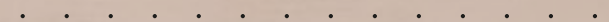
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