



## Longfields Court

Wharnccliffe Business Park  
Carlton, Barnsley



Telephone: 08700 551 838

**DBH Barnsley**

Longfields Court, Wharnccliffe Business Park, Barnsley

Email: [Barnsleysales@dbh-offices.com](mailto:Barnsleysales@dbh-offices.com)

Website: [www.dbh-offices.com](http://www.dbh-offices.com)

**Opening Summer 08**

## DBH Barnsley

DBH Barnsley is a purpose built complex designed to meet the needs of organisations requiring office accommodation and/or workspace. Designed with flexibility in mind the space will suit all requirements and business types.

Office space ranges from 130 – 5,700 sq ft accommodating 1 - 80 people and is offered on a fully furnished, flexible workstation basis.

Workspace ranges from 400 – 3,000 sq ft and is offered on a fully inclusive and flexible basis.

### The Location

Wharnccliffe business park is located approximately 3 miles to the North of Barnsley Town Centre with good access to the A61 and near the villages of Royston and Carlton.

The site adjoins Athersley Memorial Park and the Carlton industrial estate with good local amenities and convenient transport links.

The site benefits from views across open playing fields and close proximity to the local business community.

### High Specification Serviced Offices

All offices are offered on a fully furnished basis with modern furniture, direct dial telephony, a reception service and on site facilities management. The offices provide a professional, clean and pleasant working environment with views across the local playing fields.

### Workspace

The units can be occupied as self contained offices of 400 sq ft or used by light industrial organisations as workshops/storage. The trade space is ideal for all types of business needing their own access, an office and general workspace. The accommodation provides a practical and economical working environment.

### Terms

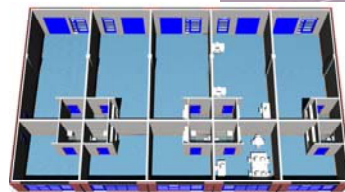
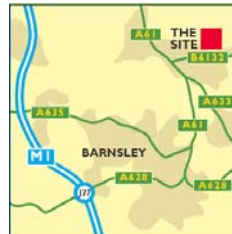
Available on flexible licenses with prices inclusive of business rates, service charge, heating, lighting, telephone lines/equipment etc.

### Features

Fully Furnished - On site parking – Meeting Rooms – On site management – Virtual Offices – Mailboxes – Fully Inclusive Telephony - Internet Packages - Professional Reception Service – Call Handling – DDA Compliant – 24 Hour Access



Indicative Images



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## DBH office rental includes:

### Hard Facility Management included

- utilities costs
- security
- disability access and service compliance
- waste disposal
- building insurance
- building repair and maintenance
- health and safety compliance
- building improvements
- cleaning

### Soft Facility Management included

- reception services
- telephone answering service
- 24 hr access
- voicemail
- catered meeting and conference rooms
- call divert
- full Category 5 structured cabling
- broadband
- state-of-the-art telecommunications
- plants
- photocopier & fax facility

### Management included

- on-site complete facilities management
- telephony & maintenance
- friendly and professional reception services to greet your visitors
- post deliveries and collections

### Rent & Rates Included

- landlord service charge
- water and sewerage charge

### Annualised Costs Included

- office furnishings
  - desk
  - chair
  - furniture/cabinets
  - operators
  - drawers
  - fit-out

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## Additional Products & Services:

### Offices By The Day

Should a client wish to meet you at your offices, we can provide you with a fully furnished office or room on a daily basis. This is an ideal option for home workers who need to create the right impression with their customers but do not need a permanent office. Each office would normally be provided with:

- 1 desk
- 2 visitors chairs
- Telephone
- Broadband connection
- Use of reception service

Different furniture can be provided (if available in the centre) to suit your needs, whether you are using the room for a financial consultation with a customer through to a more personal consultation with a patient.

### Meeting Room Hire

We have meeting room facilities that can be hired on an hourly, ½ day or daily basis. The rooms can be set out in a number of different ways and can be used for:

- Interviews
- Board meetings
- Training sessions
- Presentations

Our facilities can be hired by customers with offices in our centres and organisations from outside the centre.

Meeting room hire on an hourly, ½ day and daily basis is more economical than rooms charged on a per delegate basis.

A number of catering options are available in addition to the normal tea/coffee/water refreshments.

### Virtual Office

Our Virtual Office service is ideal if you want to create the impression that you have an office but don't actually need one. It is also useful if you need to create a regional presence.

The service is also great if you need someone to take calls for you during business hours when you are occupied with client meetings, supplier meetings, paperwork and all those time consuming tasks you perform in keeping your business running.

With a Virtual Office, we provide you with a telephone number and either answer the calls in your business name or forward them directly to you. The service also provides you with the ability to use our address for your post.

If you do not need the call answering element of the service, then we can just provide you with a mailbox for receipt of your post.

### Broadband

We have a range of Broadband packages designed to suit the needs of you and your business. Please see the enclosed/attached leaflet explaining exactly what we can provide

### Administration/Secretarial Support

Secretarial support and administration services are available from our professionally trained on site team.

Whether you need a letter typed, a mailing sent out or some administrative work undertaken, our staff are ready and willing to help.

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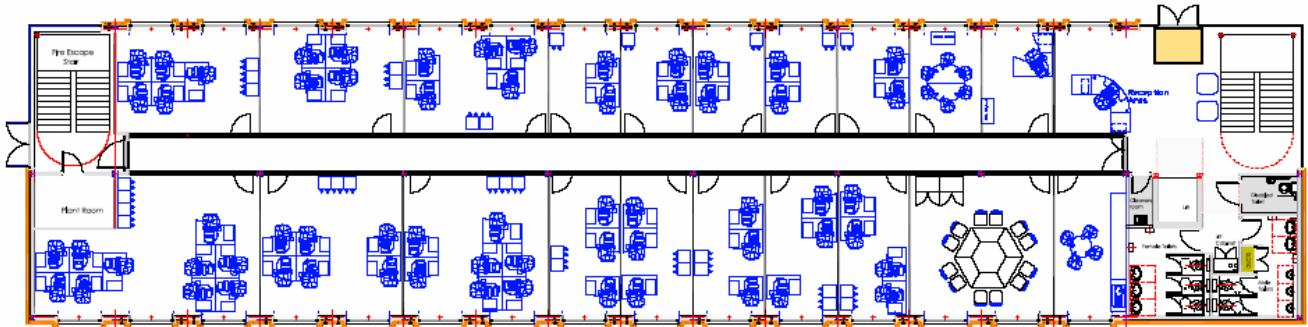
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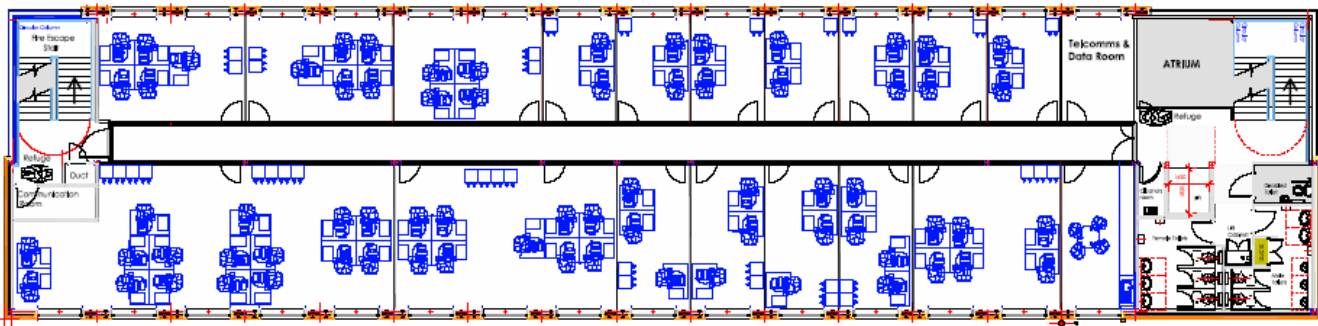
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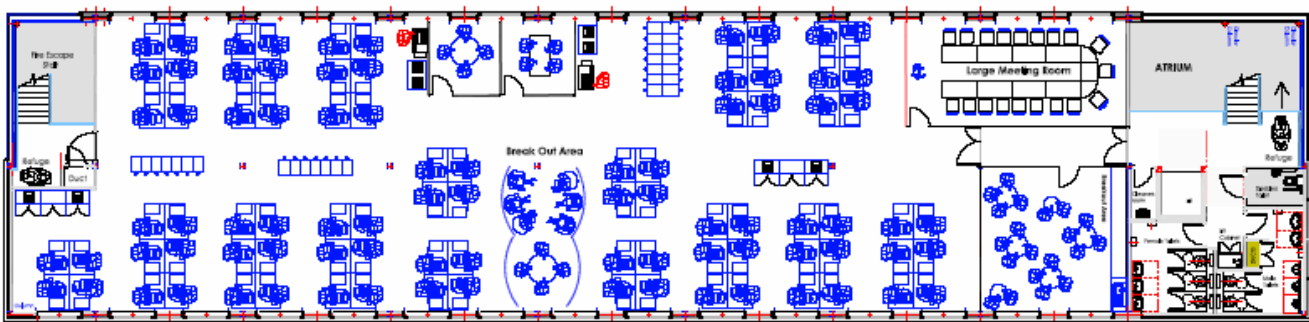
## Office - Ground Floor Plan



## Office – 1<sup>st</sup> Floor Plan



## Office – 2<sup>nd</sup> Floor Plan



Indicative plan

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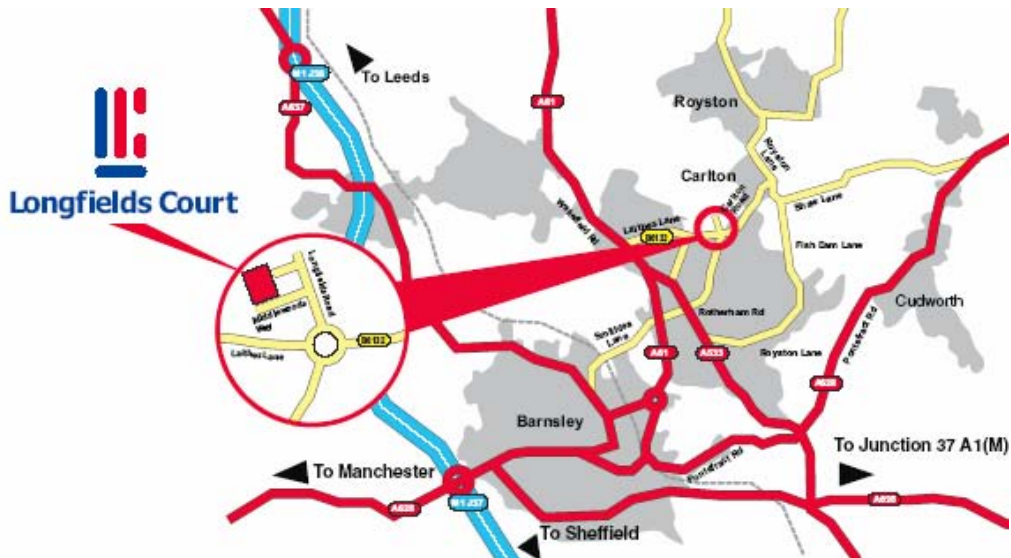
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## Site Plan



## How To Find Us



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## The Other DBH Centres:

<p><b>DBH Liverpool (1 mile from city centre)</b>                  DBH House,                  105 Boundary St,                  Liverpool,                  L5 9YJ                  Tel: 0151 482 5500                  Fax: 0151 482 5501                  Email: Liverpool@dbh-offices.com                  Manager – Leanne Smith</p>		<p><b>DBH Gateshead</b>                  Aiden House,                  Tynegate Office Precinct, Sunderland Rd                  Gateshead, NE8 3HU                  Tel: 0191 478 8300                  Fax: 0191 478 8301                  Email: Gateshead@dbh-offices.com                  Manager – Danielle Culling</p>
<p><b>DBH Liverpool (City Centre)</b>                  DBH – 5<sup>th</sup> Floor,                  The Corn Exchange                  Fenwick Street, Liverpool,                  L2 7QL                  Tel: 0151 225 0100                  Fax: 0151 225 0101                  Email: Cornexchange@dbh-offices.com                  Manager – Clare Sanders</p>		<p><b>DBH Tees Valley</b>                  Belasis Business Centre,                  Belasis Hall Technology Park                  Coxwold Way, Billingham,                  Teeside, TS23 4EA                  Tel: 01642 34 34 34                  Fax: 01642 370328                  Email: Teesvalley@dbh-offices.com                  Manager – Rebecca Dobbs</p>
<p><b>DBH Bootle</b>                  The Bridgewater Complex,                  Canal Street, Bootle,                  Liverpool                  Tel: 0151 550 0055                  Fax: 0151 550 0155                  Email: Bridgewater@dbh-offices.com                  Manager – Peter Belfield</p>		<p><b>DBH Hull</b>                  Melton Court, Gibson Lane,                  North Ferriby, Hull, E. Yorkshire                  HU14 3HH                  Tel: 01482 638 400                  Fax: 01482 638 500                  Email: Hull@dbh-offices.com                  Manager – Edward Fuller</p>
<p><b>DBH Ellesmere Port</b>                  Pioneer House                  Pioneer Business Park                  North Road,                  Ellesmere Port                  Tel: 0808 202 4300                  Email: EPSales@dbh-offices.com</p>		<p><b>DBH Barnsley</b>                  Longfields Court, Middlewoods Way,                  Wharcliffe Business Park, Carlton,                  S. Yorkshire.                  S71 3HR                  Tel: 08700 551 838                  Email: Barnsleysales@dbh-offices.com</p>
<p><b>DBH Dudley</b>                  Castlemill, Burnt Tree,                  Tipton, DY4 7UF                  Tel: 0121 226 3500                  Fax: 0121 226 3501                  Email: Dudley@dbh-offices.com                  Manager – Richard Smith</p>		<p><b>DBH Nottingham</b>                  DBH House, Carlton Sqare,                  Carlton, Nottingham, NG4 3BP                  Tel: 0115 940 8500                  Fax: 0115 940 8501                  Email: Nottingham@dbh-offices.com                  Manager – Laura Pilsworth</p>

**Misdescription Act** - These particulars are set out as a general outline only for guidance of intending customers and do not constitute, nor constitute part of, an offer or contract. All descriptions, dimensions, references to condition and necessary permissions for use and occupation, and other details are given in good faith and are believed to be correct, but any intending customers should not rely on them as statements or representations of fact, but must satisfy themselves by inspection or otherwise as to the correctness of them.

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