

PROMINENTLY LOCATED OFFICE BUILDING

YORKSHIRE HOUSE

PART 5TH FLOOR WEST

Leeds LS1 5BW



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CLICK FOR MAP

LOCATION

Yorkshire House is prominently situated on the corner of East Parade and Greek Street within Leeds business district.

The property benefits from a 4-minute walk to Leeds Railway Station and is a short drive from the M621 motorway, making the property highly accessible. The city's retail, bar and restaurant offerings are a matter of minutes away, ensuring that Yorkshire House is well located to provide a good work life balance.

DESCRIPTION

The property is set over 5 floors and overlooks the popular Greek Street area of Leeds. The office accommodation can be accessed from East Parade or Greek Street via an impressive glazed entrance.

SPECIFICATION

The part 5th floor is available to sublet and currently benefits from the following specification:

- + Suspended ceilings
- + Carpeted floors
- + Recessed lighting
- + Lift access
- + Outdoor terrace
- + Kitchen facility
- + Air conditioning

ACCOMMODATION

	Sq m	Sq ft
Part 5th Floor West	249.17	2,682
TOTAL	249.17	2,682

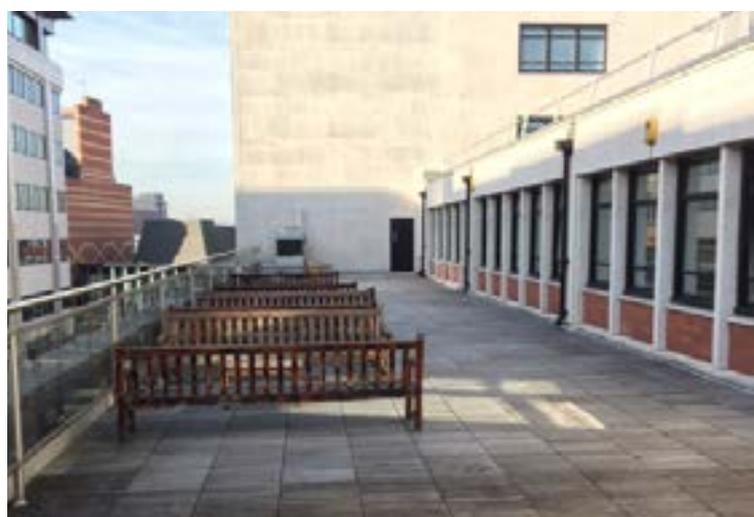
TERMS

We are able to offer the suite on a sub-lease basis for a maximum term expiring May 2022.

Please contact the sole agents for details of the passing rent.

SERVICE CHARGE

The sub tenant will be responsible for the payment of a service charge for the repair, maintenance, management and upkeep of the common areas of the building.



LEGAL COSTS

Each party to be responsible for their own legal fees in relation to this transaction.

RATEABLE VALUE

The ingoing tenant will be responsible for all rates and taxes levied on the accommodation. We advise that interested parties make their own enquiries to the Local Rating Authority.

VAT

All prices quoted are exclusive of VAT.

EPC

The property has an EPC rating of D.

SUBJECT TO CONTRACT Disclaimer: CBRE Limited, March 2019

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