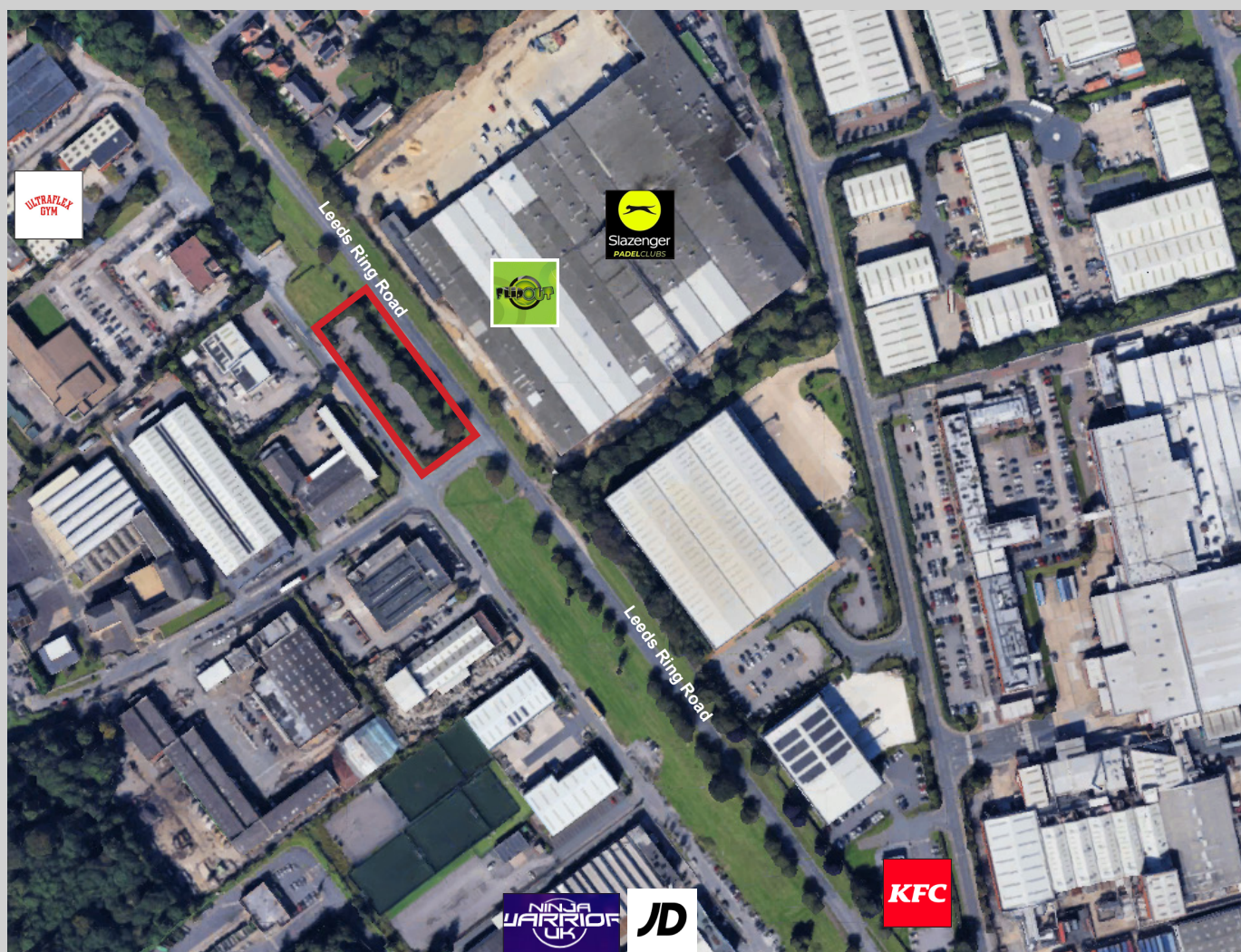


# EV CHARGING HUB OPPORTUNITY (STP )

## LAND AT NORTH LEEDS RING ROAD, SEACROFT, LS14



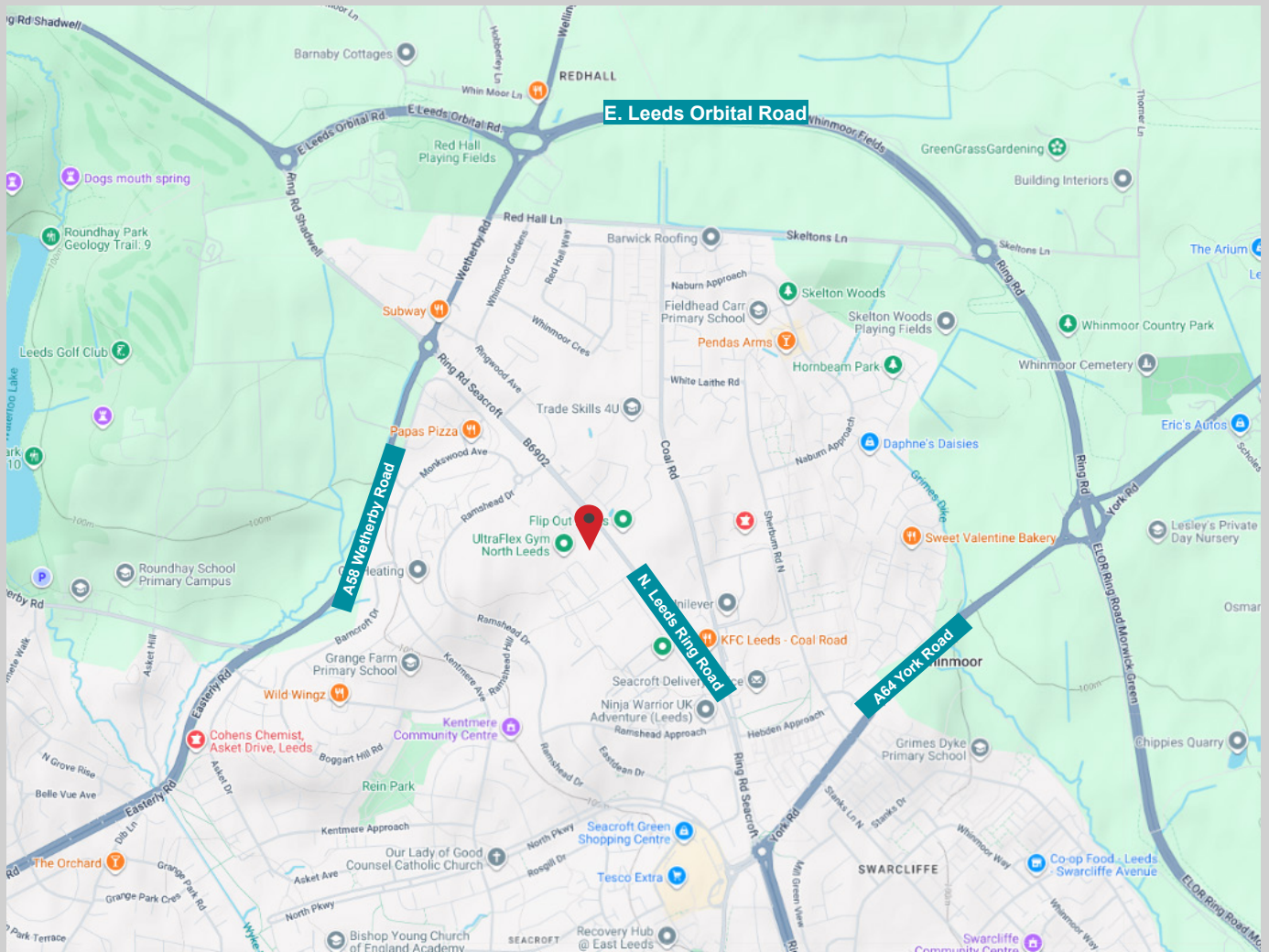
- ◇ Level site in a prominent location with extensive frontage to North Leeds Ring Road in Seacroft
- ◇ c.20,000 vehicles passing daily
- ◇ Very close proximity to main road networks including A64, A58 & the new ELOR
- ◇ 0.71 acre site in total with scope to incorporate a Drive-thru/F&B pod as well as EV Charging spaces
- ◇ Site is capable of accommodating up to 16 EVC bays
- ◇ Mix of uses within the locale including national occupiers such as KFC, JD Gyms, Slazenger Padel, Flip Out and Ninja Warriors

# The Opportunity

The site is in a highly prominent position and on a heavily trafficked Ring Road with limited EV charging in the vicinity and so a great opportunity now for a bespoke focused EV charging hub.

The opportunity exists for up to 16 EV charging spaces on the site (subject to final design & planning) as part of the wider development of the plot, which will comprise a drive-thru and grab-and-go amenity to sit alongside and enhance the charging experience.

We invite interest from you/your clients in this site and opportunity, and would be happy to discuss further.



For further information and to discuss your interest contact:



Louise Larking  
[Louise.Larking@fljltd.co.uk](mailto:Louise.Larking@fljltd.co.uk)

Will Westlake  
[William.Westlake@fljltd.co.uk](mailto:William.Westlake@fljltd.co.uk)

07814 478560

0113 243 1133