



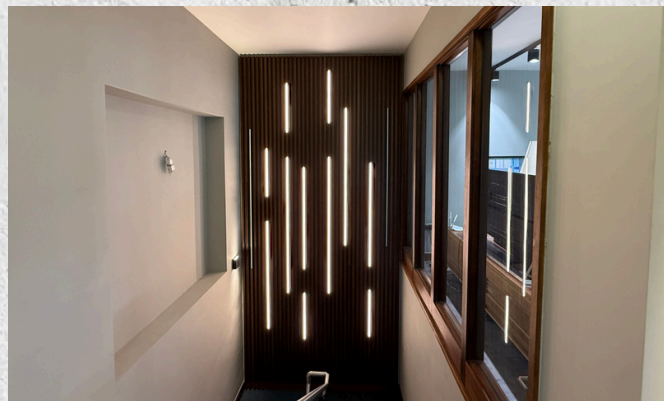
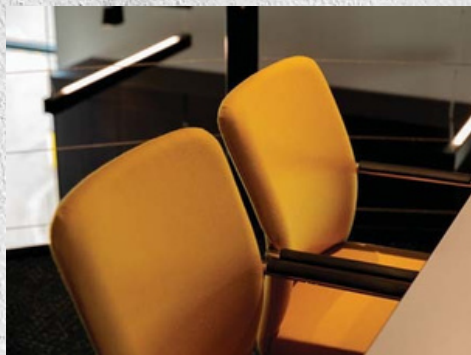
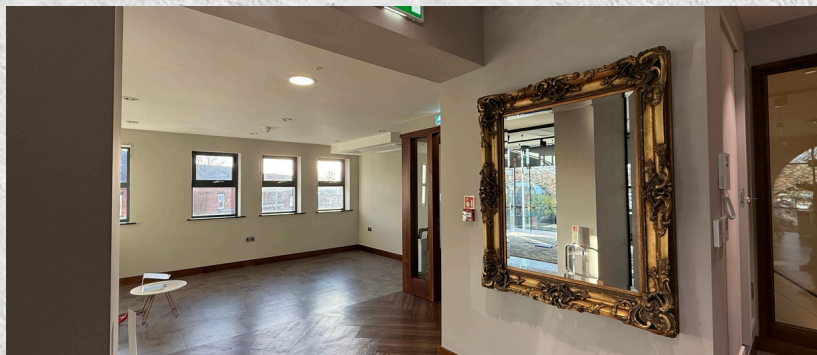
TO LET

CONTEMPORARY OFFICE SUITE

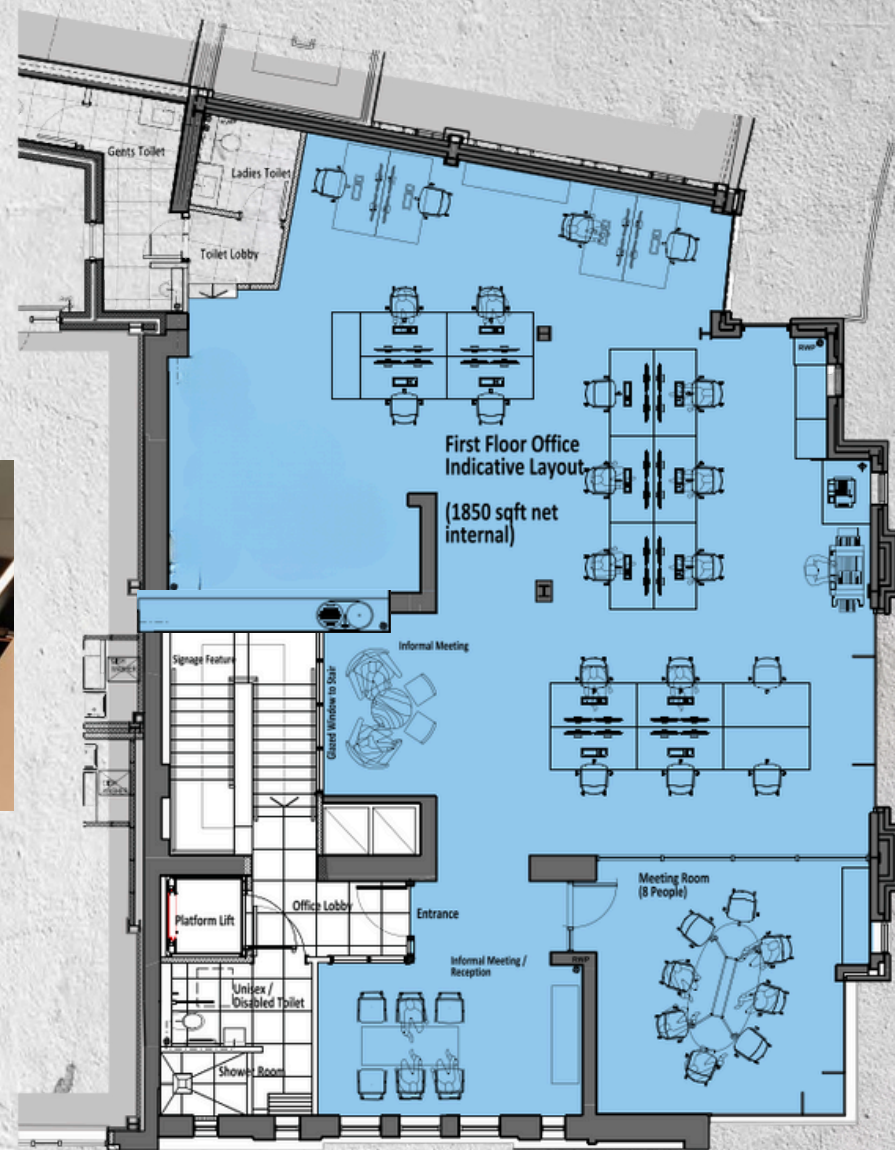
1st FLOOR - 1,850 SQ FT

38 NORTH LANE, HEADINGLEY, LEEDS LS6 3HU

38 NORTH
LANE



FIRST FLOOR PLAN



38 NORTH
LANE



DESCRIPTION

Positioned prominently on North Lane, this striking first-floor office suite boasts an impressive full-height glazed frontage, offering exceptional natural light. Accessed via a dedicated private entrance, the space is reached by both lift and stairs.

Inside, the suite delivers a contemporary and inspiring working environment, designed to meet the demands of modern business. The high-quality specification includes:

- A private external terrace
- Energy-efficient LED lighting
- Comfort cooling & air conditioning throughout
- Stylish male and female WCs and shower facilities
- Passenger lift access for full DDA accessibility

Providing impressive workspace, 38 North Lane offers a perfect blend of style, functionality, and location.

ACCOMMODATION

The 1st floor office at 38 North Lane provides 1,850 sq ft of contemporary office space.

The suite also benefits from allocated car parking.

TERMS

The suite is offered by way of a new lease on terms to be agreed. Further information available from the letting agents.

LEGAL COSTS

Each party to be responsible for their own legal costs

VIEWINGS & FURTHER INFORMATION

To arrange a viewing of for further information, contact the joint letting agents WSB or Fox Lloyd Jones



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LOCATION

The property is located in the centre of the bustling residential suburb of Headingley, approximately two miles north west of the city centre. The property occupies a prominent position on North Lane, in the heart of Headingley with a wide range of leisure and retail occupiers on the doorstep