



One York Place

LEEDS LS1 2DR

TO LET

3,742 SQ FT

High quality
offices in a
most attractive
building

One York Place is an extensively refurbished high quality office building comprising ground and 4 upper floors with a secure basement car park.



The building's
specification includes:



Modern
reception



Raised
floors



Kitchen
facilities



Cycle
storage



Air
conditioning



Male and
female WCs



EV Charging



Shower
facilities



Secure
basement
parking

One York Place

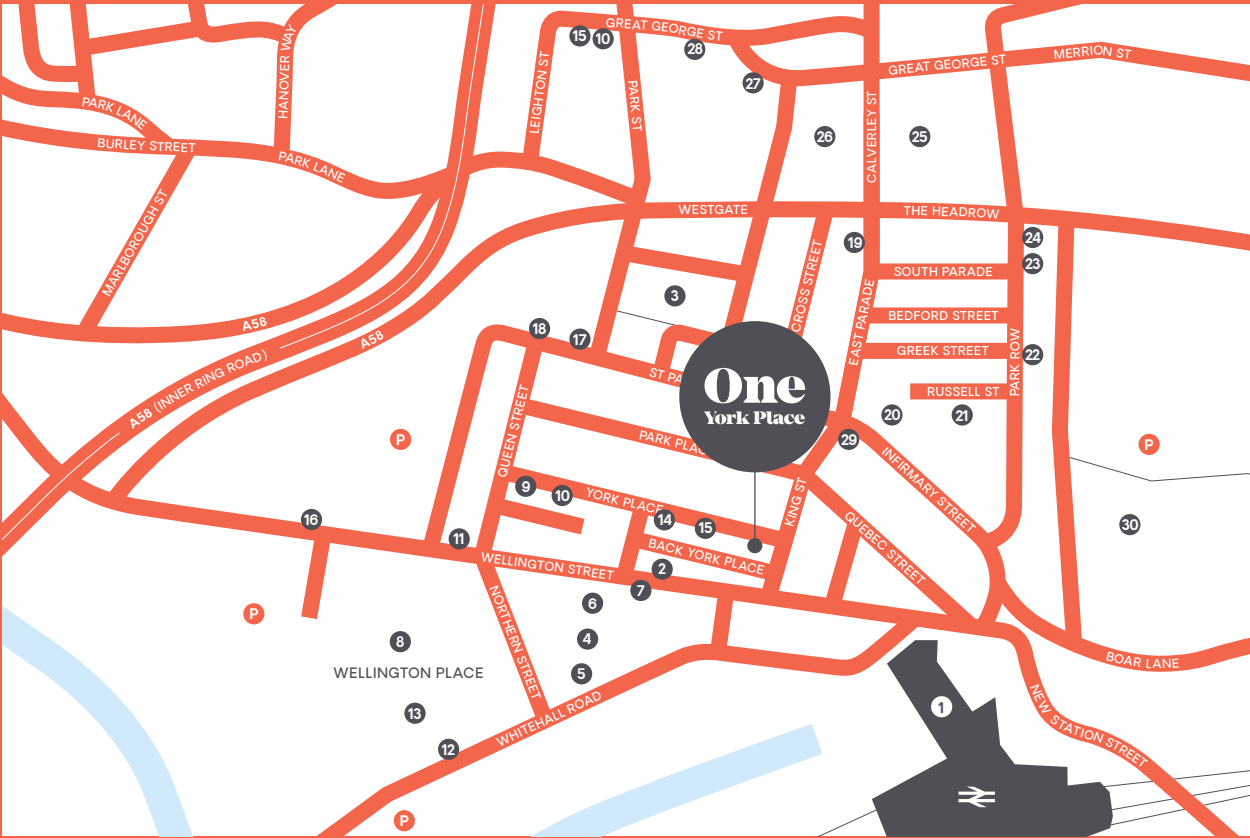
Strategically situated at the heart of the city

One York Place is situated directly opposite The Bank of England within the heart of the professional and business sector of Leeds city centre.



Local Occupiers

1 Leeds Train Station	7 Caffè Nero	13 Good Luck Club	19 Six by Nico	25 Leeds Art Gallery
2 Wolfox	8 Sociable Folk	14 Nosh	20 Blackhouse	26 Leeds Town Hall
3 Park Square	9 My Thai	15 Fint	21 La Bottega Milanese	27 Brod Sandwich Bar
4 Toast	10 Senbon Sakura	16 Starbucks	22 Riva Blu	28 Union Coffee House
5 Lazy Lounge	11 Editors Draught	17 La Bottega Milanese	23 Gaucho	29 BOX Leeds
6 Tesco Express	12 The Place	18 Bagel Nash	24 Caffè Nero	30 Trinity Kitchen



One York Place

Accommodation

The fourth floor of One York Place provides a total net internal floor area of 3,742 sq ft.

Parking

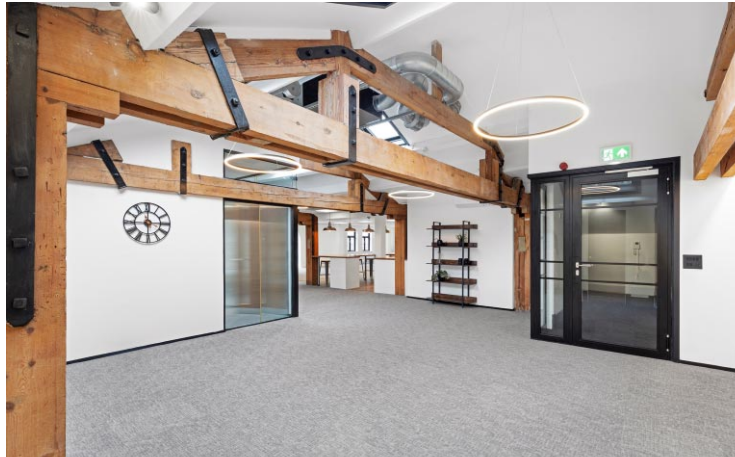
Specifically allocated car parking spaces may be available within the secure basement car park. The secure basement car park also benefits from electric vehicle charging points. Please contact the sole letting agents for further information.

Rates

The available accommodation is assessed as having a rateable value of £55,500.

Terms

Office suites within One York Place are available by way of new full repairing and insuring leases for a term to be negotiated and agreed. Short term and flexible lease deals may be available. Details of the commencing rental are available on application from the agents.



Viewing / Further Information



For further information or to arrange a viewing please contact the sole letting agents:



Clem McDowell
clemmcdowell@cartertowler.co.uk

James Jackson
jamesjackson@cartertowler.co.uk

Tom Newstead
tomnewstead@cartertowler.co.uk



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