

TO LET

ST JOHN'S CENTRE | LS2 8LQ

110

ALBION STREET OFFICES

**83,089 SQ. FT. OF AVAILABLE
OFFICE SPACE**

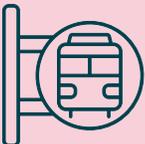


A superb location on the City Centre Loop

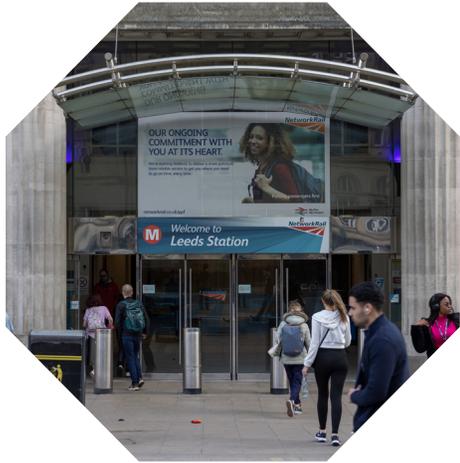
Major national and international players like William Hill, NSPCC and Emovis have based their headquarters here. The address is incredibly accessible, has lots on the doorstep, boasts excellent parking and is run like clockwork by an award-winning team.

Please enquire about leasing your office space today.



LEEDS STATION
Just a 10 minute walk from the newly refurbished Leeds Station and City Gateway




THE LIGHT
has meets, eats, cinema, The Radisson Blu and a gym




Even closer to the **FIRST DIRECT ARENA**

Step out and The City is all around you...



Enjoy major brands in **THE ST JOHN'S CENTRE** in the very same building




MERRION STREET
Merrion Street is next door for bars, restaurants and staff nights out




THE HEADROW
is a major centre for shopping and culture





LEEDS TRAIN STATION

12 MIN WALK

A58

110



110

All on your doorstep



- 01 Mustard Wharf
- 02 City Square
- 03 The Queens Hotel
- 04 Park Square
- 05 Six by Nico
- 06 Dakota Hotel
- 07 Iberica
- 08 Leeds Art Gallery
- 09 Trinity Shopping Centre
- 10 Bill's
- 11 Leeds Town Hall
- 12 The Light
- 13 St Johns Offices
- 14 Merrion Centre
- 15 Grand Theatre
- 16 Belgrave Music Hall
- 17 First Direct Arena
- 18 Brew Dog
- 19 Lovell Park

INNER RING ROAD (A64M)

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Special mentions for team-building and socials



THE MAVEN

Intimate cocktails earlier become a crazy dance-offs after dark.

ZAAP THAI

Is this Leeds or Bangkok? An authentic experience and taste.

NORTH BAR

Truly a pioneer of the Leeds bar room.

BELGRAVE MUSIC HALL

Music, art, film, food and the goodest of good vibes.

CAROUSEL

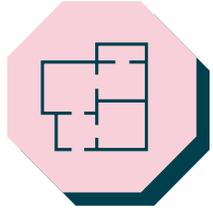
For a new take on cocktails, street food and arcade games.

VERVE

Unique, independent and rocking Leeds for more than 15 years.

HIGHLIGHTS

6 big reasons to choose 110 Albion Street Offices...



SUPER FLEXIBLE SPACE

The floor plates are filled with natural light and split well for multiple uses.



A TOP CENTRAL LOCATION

You're right in the heart of transport, entertainment, shopping and socialising with everything available to you.



PERFECT FOR RECRUITMENT

Close to two major universities, Albion Street Offices is a prime spot to attract fresh talent.



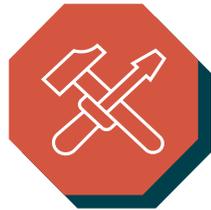
AWARD-WINNING CENTRE MANAGEMENT

The team at St John's have been honoured two-years running for delivering excellence.



THERE'S NO BETTER PLACE TO PARK IN LEEDS

There are 278 spaces here by Q Park, just off the Centre Loop. And the car park lifts have been refurbished.



A POPULAR AND ATTRACTIVE AREA

Nearby theatres, cinemas, shops and bars make Albion Street a hotbed of activity and investment.





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88,089
SQ FT
 OF AVAILABLE
 OFFICE SPACE

6
 FLOORS

GLASS
 IMPRESSIVE
 ENTRANCE

FLEXIBLE
 LAYOUTS

DISABILITY
 ACCESS

278
 Q-PARK
 SPACES

AWARD-
WINNING
 MANAGEMENT

SUSPENDED
METAL TILE
CEILING WITH
LG3 LIGHTING

LS2
 STUDENT
 CENTRE

BRILLIANT
 NATURAL
 LIGHT

METAL
 RAISED
 FLOORS

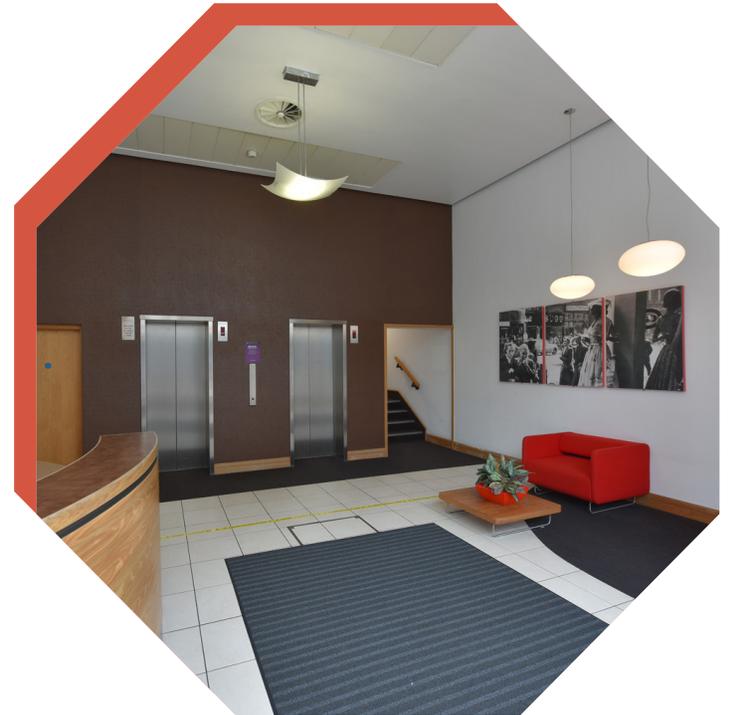
5X
 8-PERSON
 PASSENGER
 LIFTS

VRF AIR
 CONDITIONING

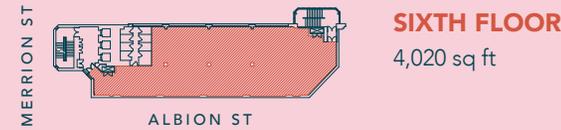
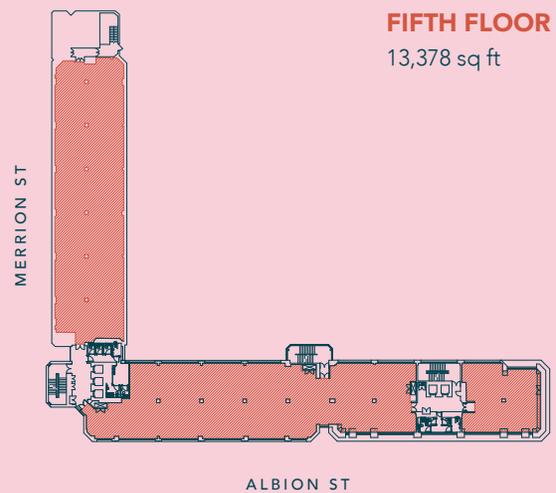
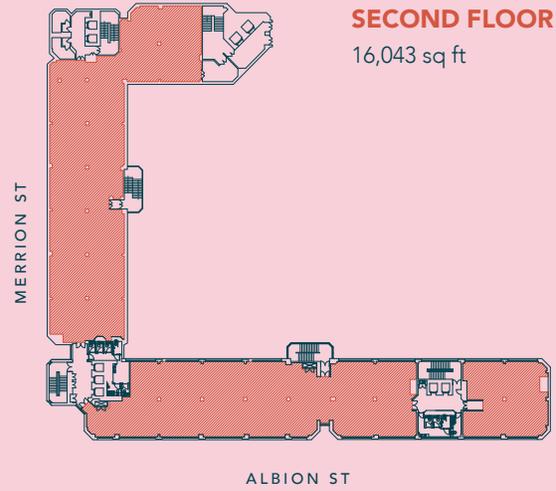
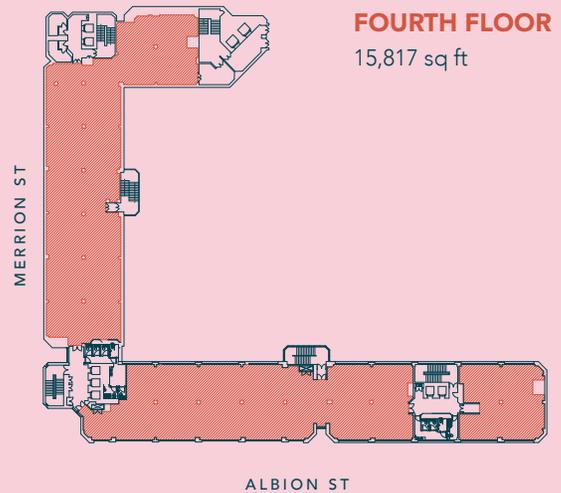
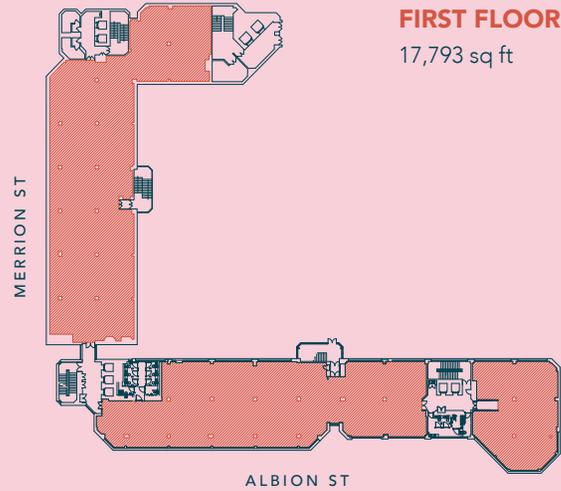
VARYING
CEILING
HEIGHTS
OF 2.5M -
3.0M

CAR PARKING
 SPACES
 AVAILABLE

Super flexible space



Plenty of natural light and flexibility



AVAILABLE SPACE

FLOOR	SQ. FT
FIRST	17,793
SECOND	16,043
THIRD	16,038
FOURTH	15,817
FIFTH	13,378
SIXTH	4,020
TOTAL	83,089

It makes a big difference to have a top team on-site.



THE MANAGERS AT THE CENTRE HAVE WON BACK-TO-BACK AWARDS FOR DELIVERING EXCELLENCE. THE SPACE IS WELL-RUN, WELL-KEPT AND IN GOOD HANDS.

The site team has been honoured with the prestigious award for 'Best Daytime Shopping Centre Security' for the second year in a row.



CENTRE MANAGER, ANDREW STRINGER, SAID:

“ WE ARE THE BACKBONE. WE WORK DILIGENTLY TO ENSURE THE WELL-BEING OF EVERYONE HERE. WE’RE IMMENSELY PROUD OF OUR HARD WORK AND DEDICATION, AND IT’S A GREAT HONOUR TO RECEIVE THIS RECOGNITION FOR THE SECOND CONSECUTIVE YEAR. ”

WHY LEEDS?

Leeds keeps

down names



SKY

Leeds is the media company's base for UX, development, web and apps. The employer keeps post-grads and creatives happy in the city.



CHANNEL 4 HQ

Its base has moved from London to Leeds and this has brought a flood of recent creativity, opportunity and investment.



LLOYD BANKING GROUP HQ

Their big glass offices on City Square contribute to Leeds as a major financial hub bringing prosperity and investors flocking.



DLA PIPER

The global law firm recommitted to Leeds in 2023 when they took a block of floors in the newly built City Square House for the next decade.



JET2

Their dedicated Head Office teams are based in the South Bank area of Leeds City Centre.



ARLA FOODS

The fourth largest dairy company in the world.

up all the UK charts

FOR JOBS, YOUTH AND PRODUCTIVITY IT'S THE UK'S GO-TO CITY



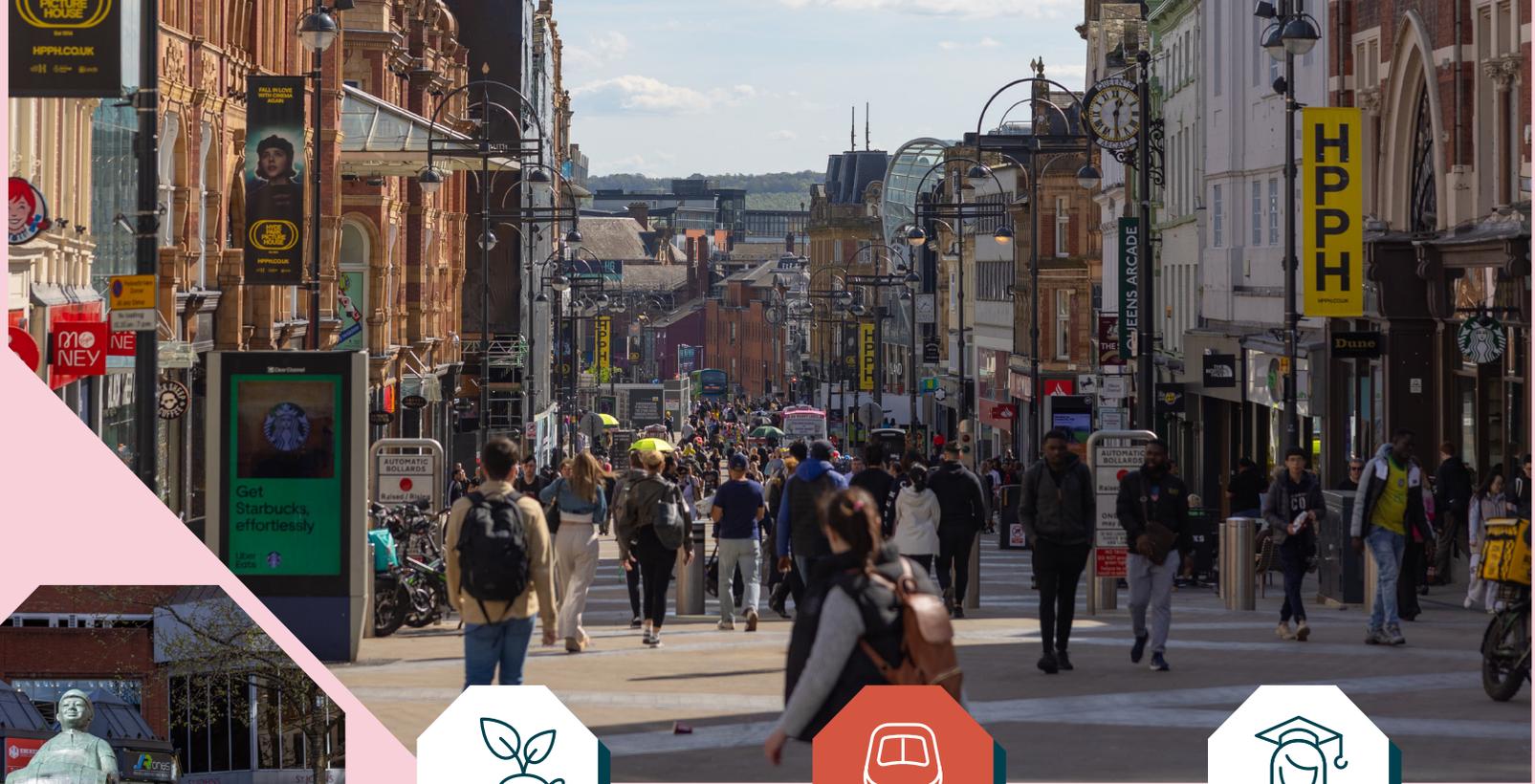
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Leeds continues to boom, boom, boom and boom



IT'S A MAJOR PLAYER IN THE UK ECONOMY AND THE PERFECT CITY TO INNOVATE, GROW AND THRIVE. THERE'S SO MUCH POSITIVE NEWS COMING OUT OF LEEDS. BE A PART OF THE BOOM.



NEW CITY GATEWAY

The whole city centre station area has had a whopping green revamp to welcome people to the city.



2 NEW RAIL STATIONS

Massive investments have already been made into the new White Rose and Thorpe Park stations.



MORE UNDER 20'S

Than any other area of the North. It's a major university city and packed with creativity and life.



£1.5 BILLION

Is set to be added to the Leeds economy by 2026.



7 MILLION

That's how many people are within a 60-minute drive.



£500 MILLION

This is the level of bank-breaking investments that have been made into Leeds City Centre South of the River Aire.

Terms & Further Information



Knight Frank and wsb act as your friendly leasing consultants and are available to discuss our flexible approach to leasing solutions. We look forward to your enquiry.

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