



## Unit 5

Feast Field, Horsforth, Leeds, LS18 4TJ

**A well-appointed 1st floor  
buildings in the heart of  
Horsforth offering high  
quality modern workspace**

**770 sq ft**  
(71.54 sq m)

- Well-appointed refurbished office space
- LED lighting
- Dedicated car parking - 3 spaces
- Convenient location close to all the amenities on Town Street
- Available by way of a new flexible lease

# Unit 5, Feast Field, Horsforth, Leeds, LS18 4TJ

## Summary

<b>Available Size</b>	770 sq ft
<b>Rent</b>	£14.95 per sq ft
<b>Business Rates</b>	N/A
<b>Service Charge</b>	£1.55 per sq ft
<b>VAT</b>	Applicable
<b>Legal Fees</b>	Each party to bear their own costs
<b>EPC Rating</b>	D

## Description

Feast Field is a high quality development constructed with natural stone exterior elevations under pitched slate roofs. The buildings at Feast Field comprise two storey providing office accommodation at ground floor and first floor levels with male and female toilets and fitted kitchen facilities.

The buildings have been fully refurbished and benefit from modern suspended ceilings incorporating new energy efficient LED lighting, gas fired heating system and new quality carpeting and decorations. The accommodation is provided in an open plan arrangement with all office areas benefiting from excellent natural light.

## Location

Feast Field is an attractive development of 12 self-contained office buildings situated in a courtyard setting and conveniently located within the popular North Leeds suburb of Horsforth. Vehicular access to the surrounding areas is via the A6120 Leeds Outer Ring Road and Horsforth is well served by public transport with bus links as well as the nearby Horsforth train station, 10 mins walk from Feast Field, providing access to Harrogate and Leeds city centre.

## Accommodation

The current availability is as follows:

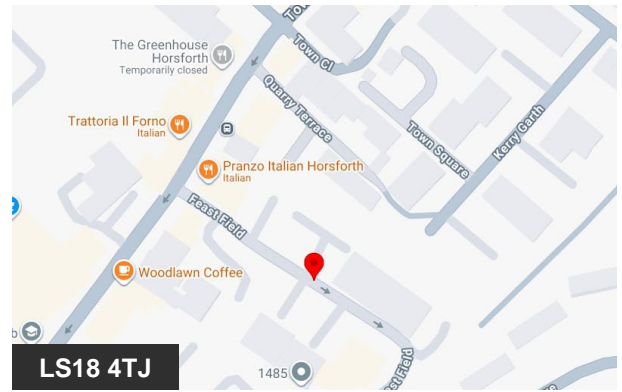
Name	sq ft	sq m	Availability
1st - Unit 5	770	71.54	Available
<b>Total</b>	<b>770</b>	<b>71.54</b>	

## Viewings

Viewings are view prior appointment through joint agents WSB or Carter Towler

## Terms

The 1st floor of Unit 5 is offered on a new lease at a quoting rent of £14.95 sq ft, further details upon request.



## Viewing & Further Information



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