



1175 Century Way

Thorpe Park, Leeds, LS15 8ZB

Grade A Office Space Available on Thorpe Park with Generous Parking

1,991 to 10,699 sq ft
(184.97 to 993.97 sq m)

- Prime Thorpe Park Location
- Grade A Office Specification
- Contemporary Building Reception
- Open Plan Workspaces
- Excellent Car Parking Ratio
- Cycle & Shower Facilities

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Summary

Available Size	1,991 to 10,699 sq ft
Rent	Rent on application
Business Rates	Interested parties are advised to contact the local rating authority
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	B (39)

Location

Thorpe Park, Leeds’ most established business park is located approximately six miles to the east of Leeds City Centre and less than a quarter of a mile from Junction 46 of the M1 motorway, and one and a half miles from the A1/M1 link.

Thorpe Park offers local amenities including: Thorpe Park Hotel & Spa, The Springs Shopping Centre, Sainsbury’s supermarket; Colton Retail Park and many restaurants.

Description

1175 provides modern, open plan workspaces accessed via a feature double height reception that benefits from an abundance of natural light.

The property benefits from the following specification features:

- Feature double height reception
- Excellent natural light
- Air-conditioning
- Suspended ceilings
- Full access raised floors
- Low energy LED lighting
- Secure cycle parking
- High quality shower facilities
- Ample on site car parking

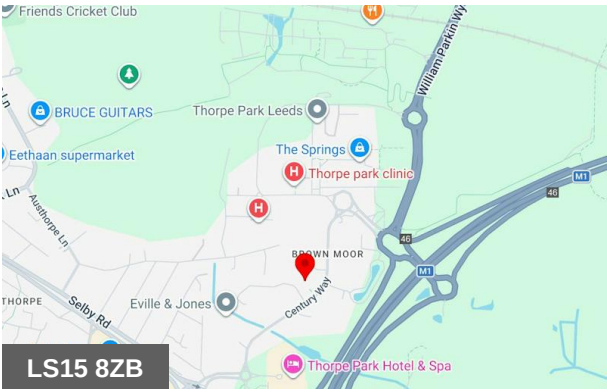
Accommodation

The available accommodation comprises the following approximate net internal floor areas: -

Name	sq ft	sq m	Availability
Suite - GF - RHS	1,991	184.97	Available
Suite - 1F - LHS	8,708	809	Available
Total	10,699	993.97	

Terms

Each suite is available by way of a new effective full repairing and insuring lease for a term to be negotiated and agreed.



Viewing & Further Information



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