

# ALEX HOUSE

TO LET

A FRESH,  
NEW  
WORKING  
ENVIRONMENT

SOUTH PARADE | MORLEY | LEEDS LS27 8AJ

*Alex House LS27 8AJ*

# ROOM TO BREATHE

*Alex House provides a variety of small office suites ideally suited for new start-up businesses and expanding organisations.*

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# ALL THE RIGHT FEATURES

*Incorporating everything a modern business demands, while retaining period features, Alex House is sure to make a positive impression with your clients, visitors and staff.*



## SPECIFICATION

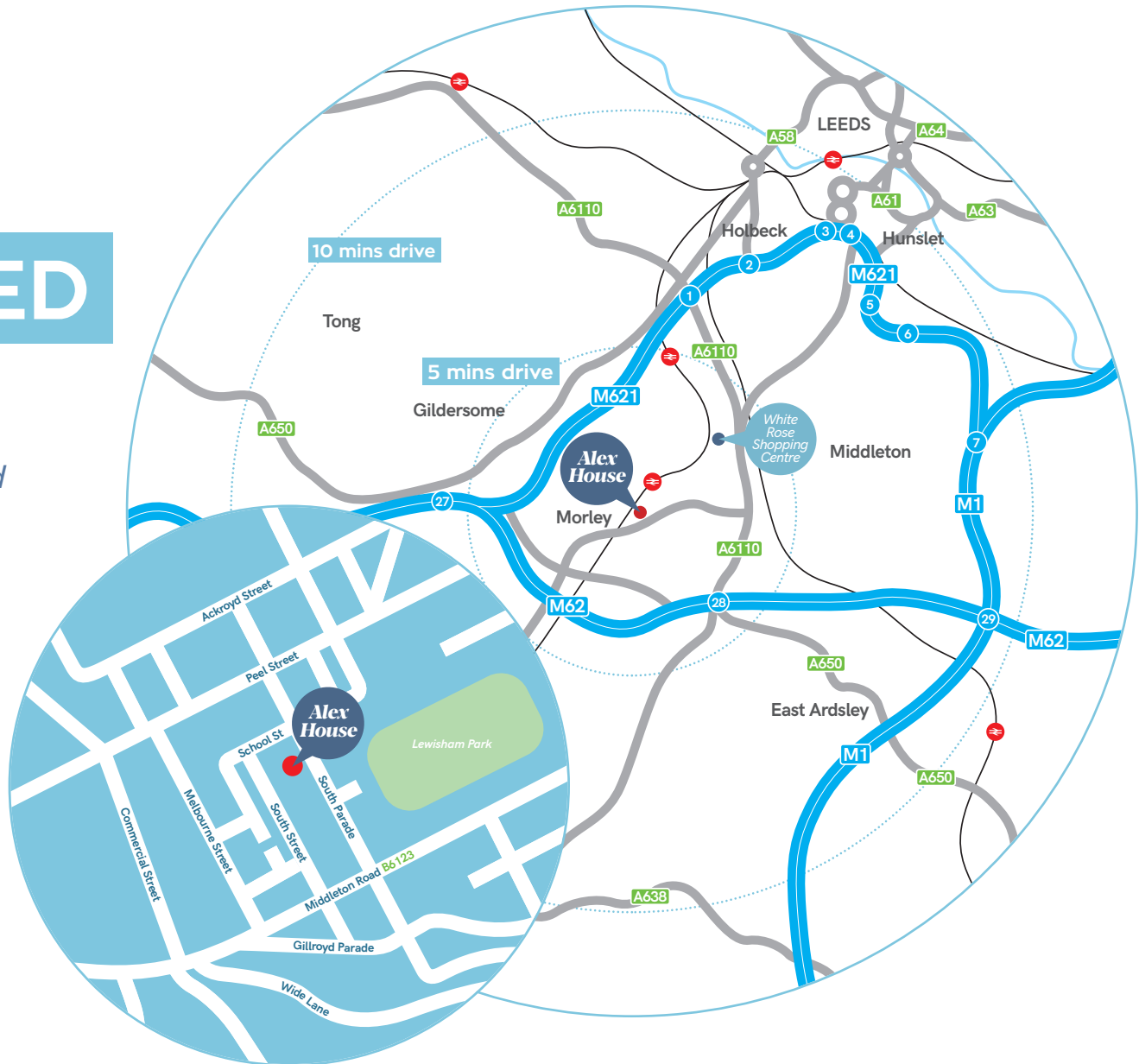
- \_ LED lighting
- \_ Newly refurbished office suites
- \_ Ample power sockets and perimeter trunking
- \_ Digital security with digilocks and automatic alarm system
- \_ Quality carpeting
- \_ Several kitchen points throughout the building
- \_ Secure bike store
- \_ Newly refurbished WC's
- \_ Secure storage available
- \_ New central heating system



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# WELL CONNECTED

*Alex House is conveniently situated less than five minutes' walk from Morley town centre. Easily accessible by both car, bus and only a five minute drive from white rose shopping centre and national motorway network (J28 M62).*



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# PARKING ON SITE

*On-site parking is available to the front of Alex House together with unlimited on-street parking immediately in front of and around the building.*

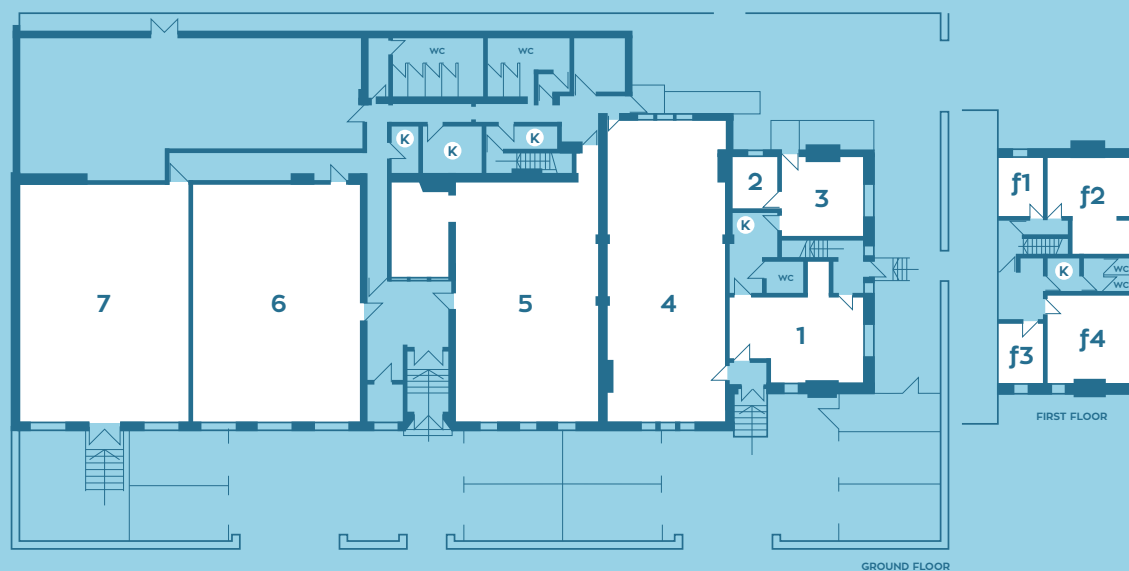


## GROUND FLOOR

1	315 sq ft
2	65 sq ft
3	180 sq ft
4	975 sq ft
5	1,100 sq ft
6	1,090 sq ft
7	1,120 sq ft

## FIRST FLOOR

f1	79 sq ft
f2	205 sq ft
f3	74 sq ft
f4	200 sq ft



## Alex House LS27 8AJ

# MORE

For further information and details of current availability and rents please contact:

**James Jackson**

[jamesjackson@cartertowler.co.uk](mailto:jamesjackson@cartertowler.co.uk)



**Alec Michael**

[alec@michaelsteel.co.uk](mailto:alec@michaelsteel.co.uk)

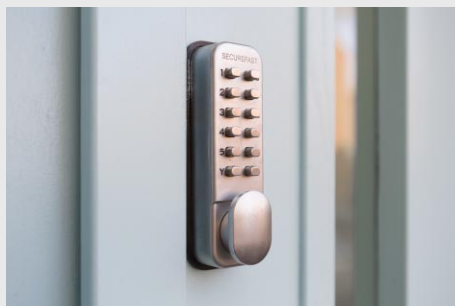
**Ben Preston**

[ben@michaelsteel.co.uk](mailto:ben@michaelsteel.co.uk)



**Energy Performance** Alex House has an Energy Performance Asset Rating of band D (92).

**Terms** Each office is available by way of a new lease for a term to be agreed. Short term and flexible lease arrangements are available.



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