

**2150**

2150 Century Way, Thorpe Park, Leeds, LS15 8ZB

Fully Refurbished Grade A Offices in Leeds' Premier Business Park

10,200 sq ft
(947.61 sq m)

- Double height entrance foyer
- Four pipe fan coil air conditioning
- Full access raised floors
- Suspended ceiling with LED lighting
- 2 x 8 person passenger lift
- New shower facilities
- Excellent car parking

2150, 2150 Century Way, Thorpe Park, Leeds, LS15 8ZB

Summary

Available Size	10,200 sq ft
Rent	£24 per sq ft
Business Rates	N/A
VAT	Applicable
Legal Fees	Each party to bear their own costs
EPC Rating	C (67)

Description

The accommodation comprises 10,200 ft² on the ground floor. In the immediate area there is excellent leisure and retail facilities at the popular shopping destination The Springs. The Springs includes Pure Gym, Boots, M&S foodhall and an Odeon cinema

Location

Thorpe Park is prominently located at junction 46 of the M1, only 6 miles from Leeds city centre and less than 4 miles from the M621/M62 motorway. It is a 30 minute drive to Leeds Bradford International Airport. Thorpe Park which is Leeds' premier office park extends to approximately 170 acres and provides an outstanding working environment, which has already attracted occupiers such as, Regus, Scarborough Group, BAM, Northern Gas Networks, Bellway and Age Partnership.

Accommodation

The accommodation comprises the following areas:

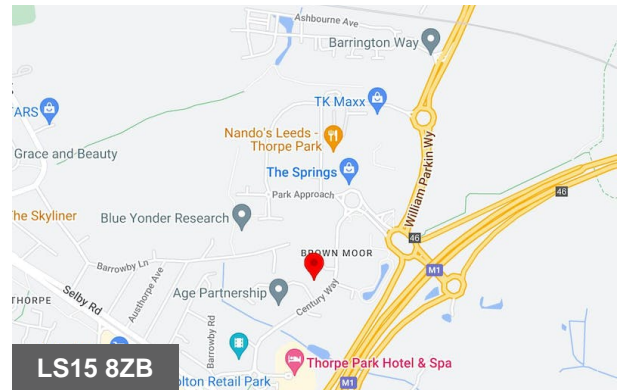
Name	sq ft	sq m	Availability
Ground	10,200	947.61	Available
Total	10,200	947.61	

Viewings

Viewing is strictly by appointment with the retained agents.

Terms

The offices are available to let by way of a new full repairing and insuring lease for a term of years to be agreed. Flexible lease terms available.



Viewing & Further Information



Clem McDowell

07432 013246

clemmcdowell@cartertowler.co.uk



James Jackson

0113 2451447

jamesjackson@cartertowler.co.uk