Dacres COMMERCIAL

RETAIL | OFFICE | INDUSTRIAL | LAND | HEALTHCARE | INVESTMENT



## Serviced Offices

## To Let Only 2 Suites remaining

- Superb refurbished serviced offices to let in Grade II Listed building
- On site parking and meeting room
- Prominent location on arterial route.
- Flexible terms available
- All-inclusive rents

Leigh House, Varley Street, Pudsey, Leeds, LS28 6AN

Carlton Tower, St Pauls st, Leeds, LS1 2QB
**Tel:** 0113 386 3100 **Email:** leedscomm@dacres.co.uk

dacres.co.uk









## Location

Leigh House is located just off Leeds Ring Road, with easy access to all motorway networks, ample free parking and only a few minutes' walk from the New Pudsey train station.

Its understated quality and wonderful surroundings inside and out only adds to Leigh House's character and charm as a Grade II listed building on the outskirts of Leeds.

## Description

The Serviced Office Accommodation benefits from:-

- Welcoming, relaxed and pleasant environment
- Great location for communication and transport links
- Wonderful surroundings inside and out
- Fully furnished to a very high standard
- Latest IT and telecoms infrastructure
- Generous on-site free car parking

Only being complemented further by impressive meeting & conference facilities, which can be tailored to meet your business needs, ensuring delivery of a rewarding and relaxed experience as a client or a guest!

The serviced offices also include the following:

- Office furniture and machinery
- On site secure car parking
- Kitchen facilities
- Toilet facilities
- Access control entry system
- CCTV system
- Message taking and postal collection
- Meet and greet facility

## Availability

G1- A large ground floor office suite of 505sqft and eight large desks. This suite features air conditioning, private w/c and is fully refurbished.

F2 - A newly refurbished first floor office suite of 219 sq ft, suitable for four people. This fully furnished suite features wood panelling, motion-activated LED lighting and an openable window providing ample natural daylight and a south-facing view

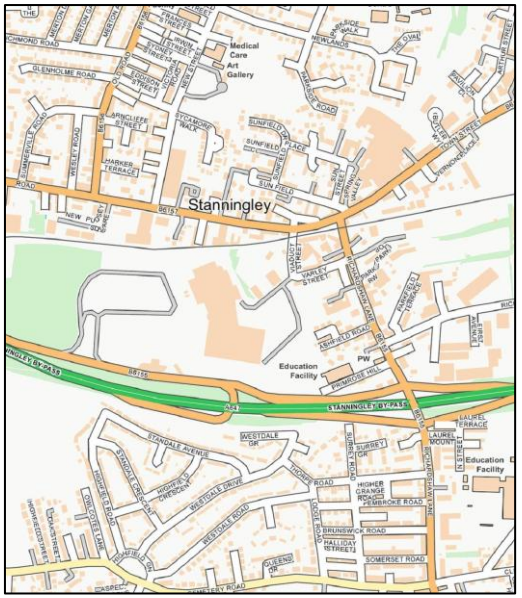
EPC exempt

## Terms

The suites are available on short term flexible license agreements with competitive rates available and terms from 3 months. Rent includes business rates, utilities, buildings insurance, cleaning of communal areas, refuse collection, grounds and building maintenance. Please enquire for further details.

## Viewing/ Further Information

Please contact
Dacres Commercial – Hedley Steel/ 0113 386100/ hks@dacres.co.uk




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