



CENTRAL SQUARE  
LEEDS

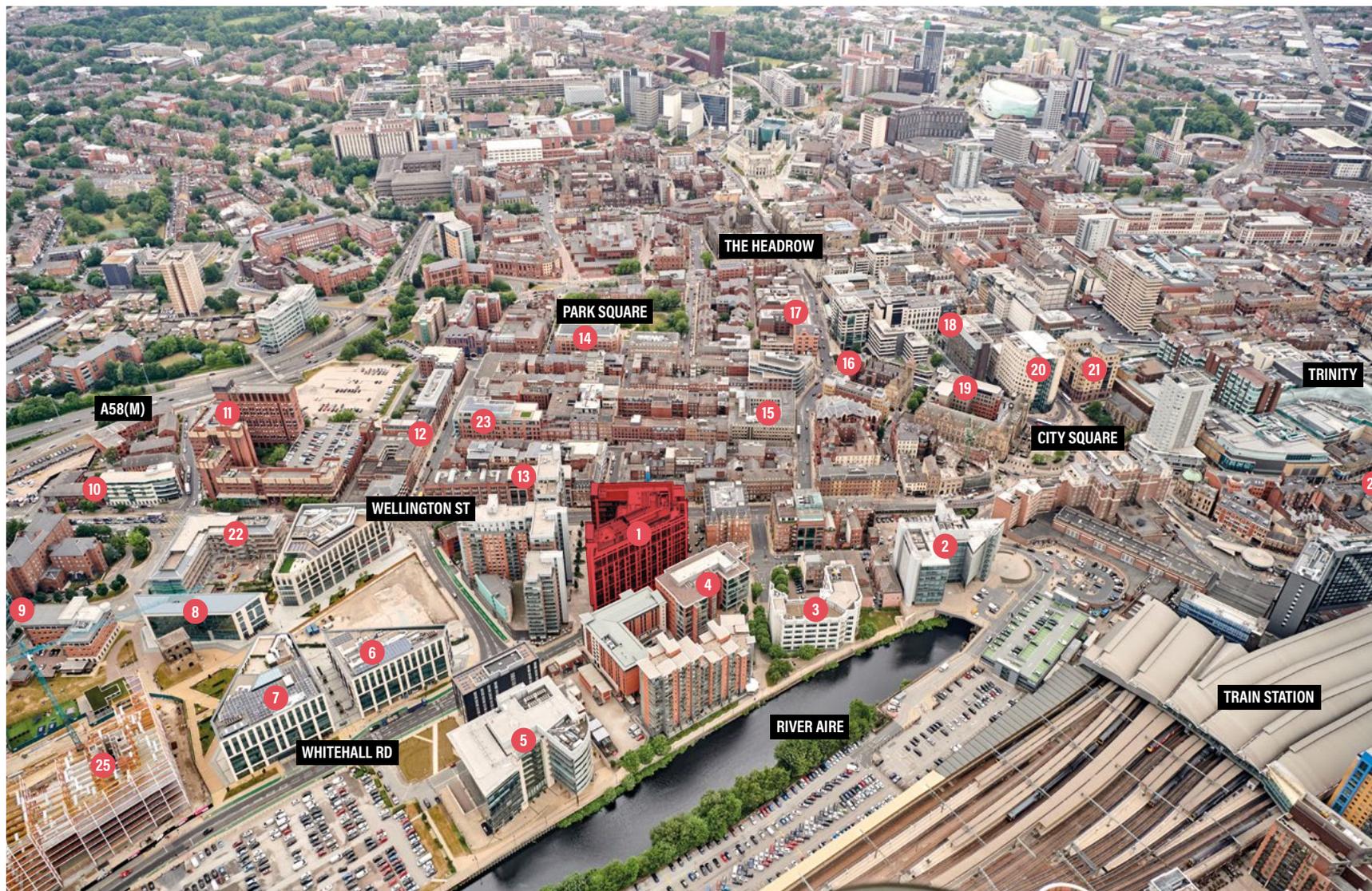
**RESTAURANT/BAR/RETAIL/GRAB&GO OPPORTUNITY  
IN THE BEST OFFICE BUILDING IN LEEDS**

**LAST REMAINING GROUND FLOOR UNITS**

**M&G**  
REAL ESTATE

# TAKE CENTRE STAGE

- |  |                              |                               |
|--|------------------------------|-------------------------------|
| 1. Central Square.   | 8. Shulmans. Brewin Dolphin. | 17. Zurich.                   |
| 2. DLA Piper.  | 9. Irwin Mitchell. Sky Bet.  | 18. HSBC.                     |
| 3. Mercer.   | 10. Lloyds Banking Group.    | 19. Bowman Riley.             |
| 4. RBS Group. BPP Law. NHS.                                  | 11. HMRC.                    | 20. Deloitte. Mills & Reeve.  |
| 5. Womble Bond Dickinson. Handelsbanken.                     | 12. Clarion Solicitors.      | 21. Pinsent Masons. Barclays. |
| 6. Ward Hadaway. Ministry of Justice. Willis. Towers Watson. | 13. Schofield Sweeney.       | 22. Walker Morris.            |
| 7. Squire Patton Boggs. Equifax. Sky Bet.                    | 14. DAC Beachcroft.          | 23. Burberry.                 |
|  | 15. Bank of England.         | 24. Marriott Hotel            |
|  | 16. Walker Morris.           | 25. NHS/HMRC                  |



Central Sq is an office building totalling approx. 128,000sq.ft of grade A space with tenants represented such as PWC, BDO, SKY, RSM, Sandersons and Crisp Thinking.

Ground floor occupiers represented include M&S foodhall, and Café Nero.

**2 minutes walk to Leeds City Station.**

**4 minutes walk to Trinity Leeds.**

**2 million sq.ft of offices and 17,500 office population within 2 minute walk of Central Sq.**

# UNRIVALLED OPPORTUNITY

**UNIT 7B - 338 SQ M (4,170 SQ FT)**

**UNIT 7C - 74 SQ M (800 SQ FT)**

Both units benefit from prominent frontage from both Whitehall Road and the Winter Garden with Unit 7B having the added advantage of frontage to the Piazza which links Wellington Street and Whitehall Road.

Units 7B and 7C can be amalgamated to comprise 461 sq m (4,970 sq ft).

## SPECIFICATION

Developers shell with capped off services with shopfronts installed.

## PLANNING

Class E of the Town & Country Planning Order 1989, as amended.

## SERVICE CHARGE

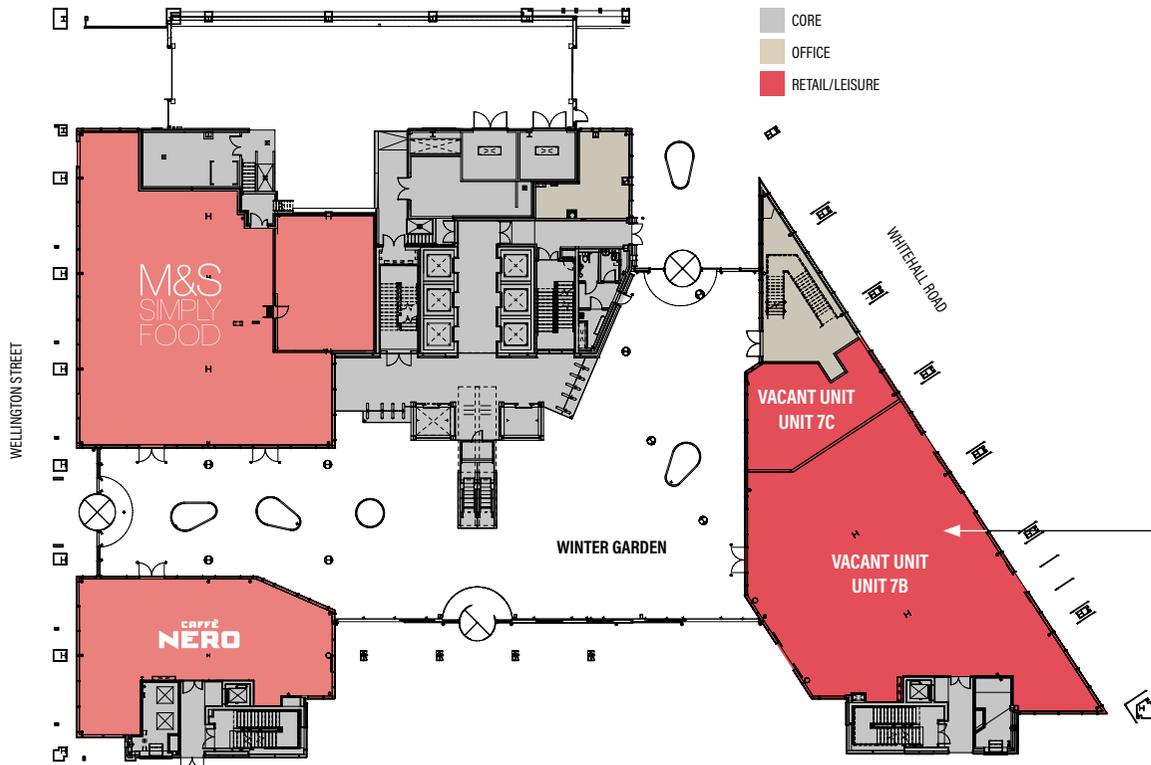
Approx. £2.50 sq ft

## TERMS

On application

## TIMESCALES

Immediately available



# SPECTACULAR SPACES

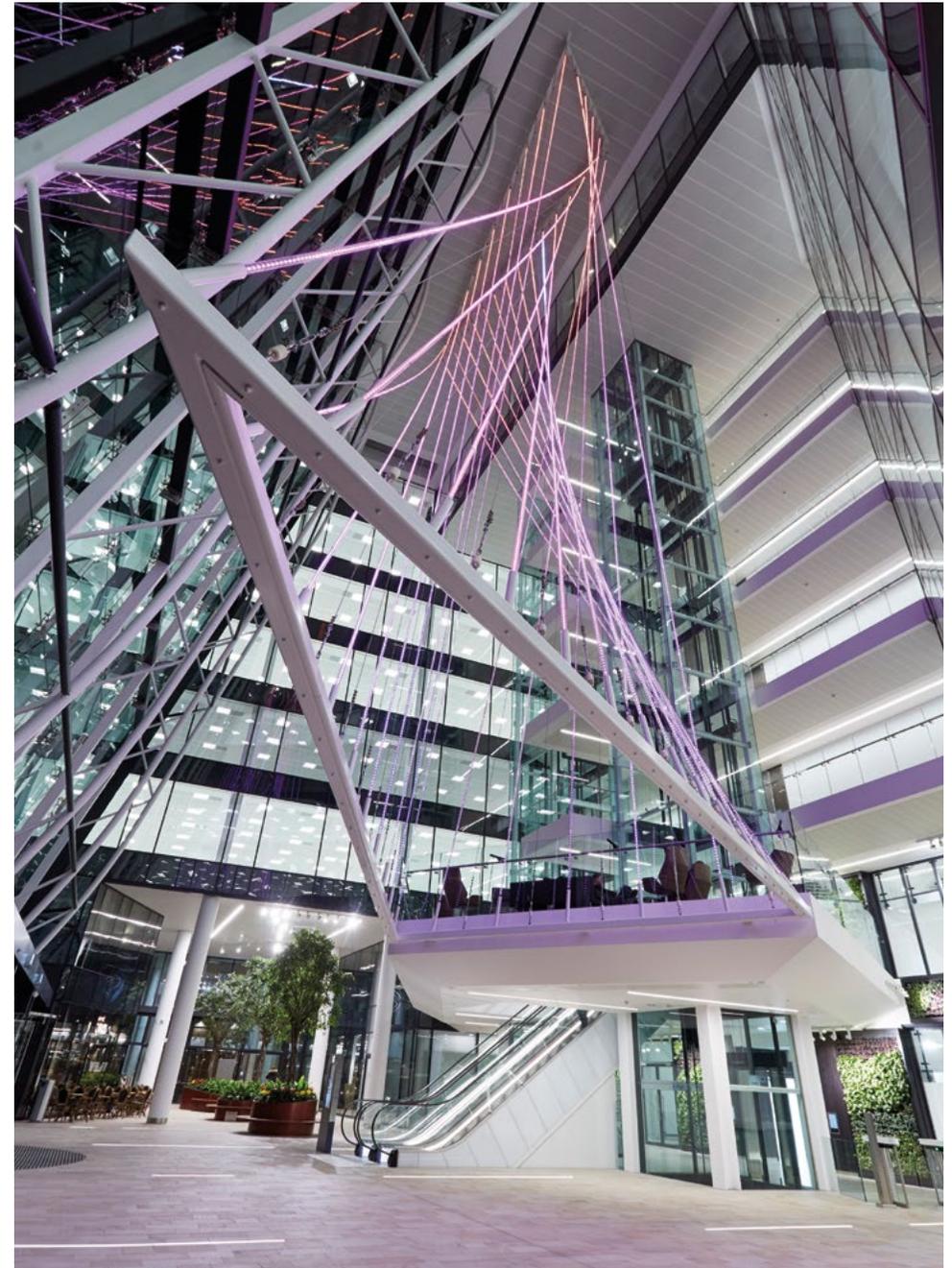


FOR FURTHER INFORMATION CONTACT THE JOINT AGENTS:



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A DEVELOPMENT BY:

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