

Leeds Office: 0113 388 4848

To Let



Leeds

Unit 2, Upper Mall, St John's Shopping Centre

1,070 sq ft (99.4sq m) Rent Upon Application



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Location & Description:

- The St John's centre is located within the heart of Leeds' prime retail area, close to The Light, The Core, Merrion Shopping Centre and Leeds Arena.
- New retailers to the centre include Burger King, Pavers, Roman and Churros Locos. Alongside retailers including HMV, Poundland, Card Factory, Bodycare, Klass and Warren James together with F&B operators including McDonald's, Taco Bell and Subway.
- The scheme also provides a 330 space multi-storey car park situated directly above the centre.

Demise:

Ground Floor 1,070 sq ft (99.4 sq m)

Rent

Available upon request.

Lease:

A new eFRI lease for a term of years to be agreed.

Service Charge:

On-account service charge for the current year stands at approximately £14,545.

EPC:

Available upon request.

Legal and Professional Fees:

Each party to bear their own costs.

Rating Assessment:

Rateable Value (April 2023) - £20,000.

Date Prepared:

November 2025

MONEY LAUNDERING REGULATIONS In accordance with the Anti Money
Laundering Regulations the Purchaser/Tenant will be required to provide two
forms of identification and proof of the source of income.

Contact Us:

Steve Henderson

07870 999618 steve@barkerproudlove.co.uk

Joint Agent:

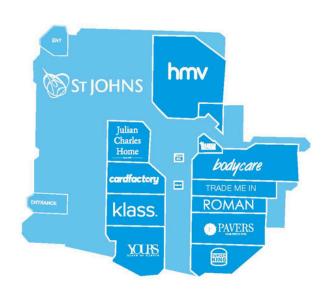
Newns Webster Jonathan Newns 07796 686469

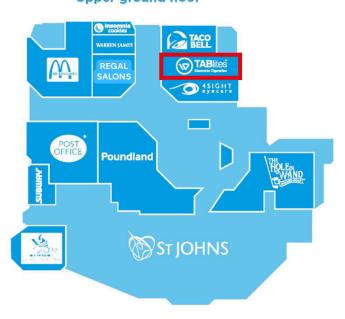
MPORTANT NOTICE: Barker Proudlove gives notice to anyone who may read these particulars as follows: 1. These particulars are prepared for guidance only of prospective purchasers. They are intended to give a fair overall description of the property, but are not intended to constitute part of an offer or contract. 2. Any information contained herein (whether in the text, plans or photography) is given in good faith but should not be relied upon as being a statement or representation of fact. 3. Nothing in these particulars shall be deemed to be a statement that the property is in good condition or otherwise nor that any services or facilities are in good working order. 4. The photographs appearing in this brochure show only certain aspects of the property at the time when the photographs were taken. Certain aspects may have changed since the photographs were taken and it should not be assumed that the property remains precisely as displayed in the photographs. Furthermore no assumptions should be made in respect of parts of the property which are not shown in the photographs. 5. Any areas, measurements or distances referred to herein are approximate only. 6. Where there is reference in these particulars to the fact alterations have been carried out or that a particular use is made of any part of the property this is not intended to be a statement that any necessary planning, building regulations or other consents have been obtained and these matters must be verified by any intending purchaser. 7. Descriptions of a property are inevitably subjective and the descriptions contained herein are used in good faith as an opinion and not by way of statement of fact.



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Upper ground floor





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