

# Leeds

The Cube, Dudley House, Upper Albion Street, Leeds, West Yorkshire, LS2 8ER



## Rent

Available on Request

## Rates

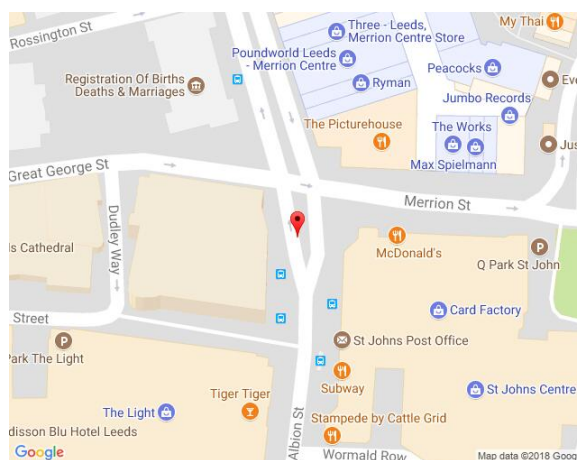
Available on Request

## Service Charge

Available on Request

## EPC

Available upon request.



## Viewing & Further Information

Viewing is strictly by appointment with:

### Contacts

#### **Matt Jackson**

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#### **Nick Ferris**

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# THEC

LEISURE SPA

4,500 – 17,000

- Substantial leisure space available in the heart of Leeds city centre from 4,500 – 17,000 ft<sup>2</sup>
- Suitable for a variety of uses including restaurant | bar | nightclub
- Late night alcohol licence

# Overview

- 1** THE CUBE
- 2** THE LIGHT
- 3** THE ELECTRIC PRESS
- 4** THE MERRION CENTRE
- 5** FIRST DIRECT ARENA
- 6** O2 ACADEMY
- 7** GRAND ARCADE LEISURE SCHEME
- 8** VICTORIA GATE/JOHN LEWIS
- 9** THE VICTORIA QUARTER
- 10** TRINITY LEEDS



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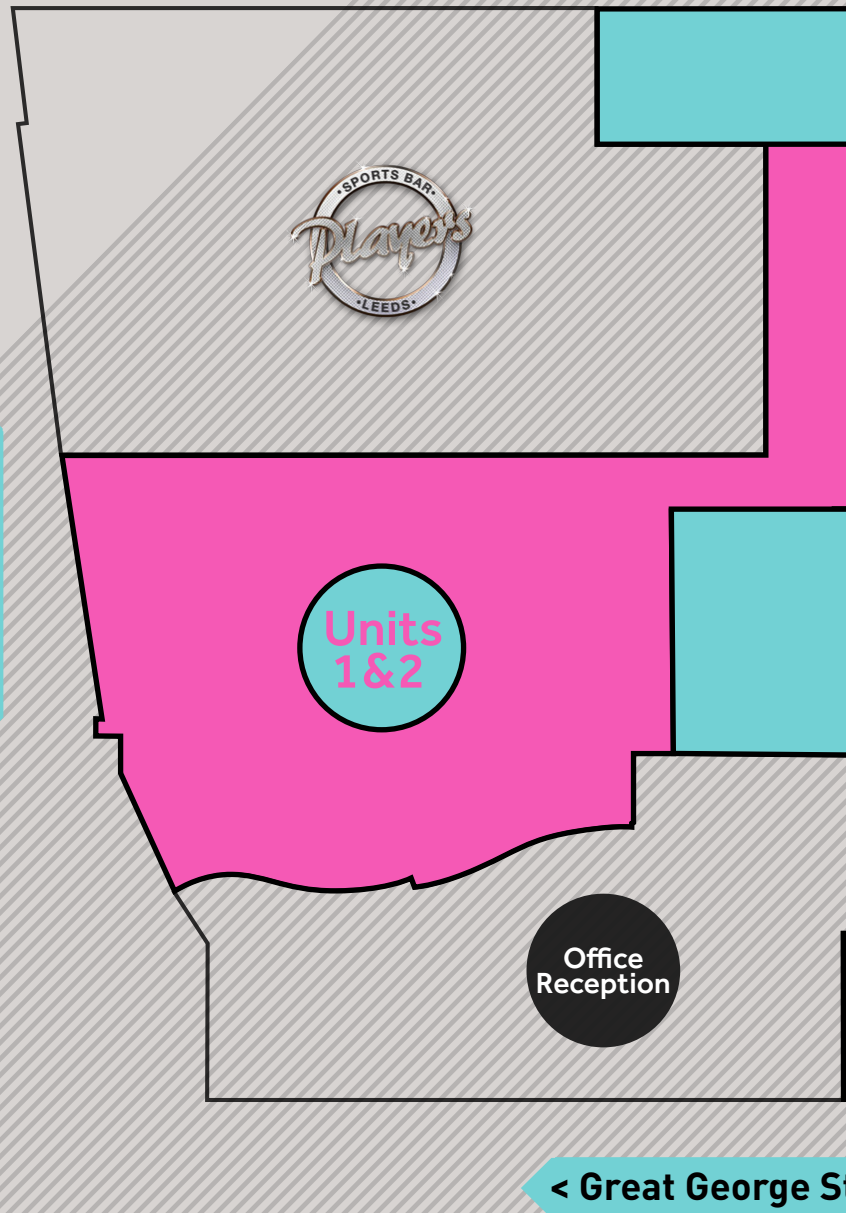
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Nearby occ  
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# Scheme Plan

The Cube provides prominent ground floor leisure / retail space with the benefit of access from Albion Street and Great George Street. The property has a maximum floor to ceiling height of 3.4m and benefits from existing amenities including bar areas, WCs, kitchen and cloak rooms.

<b>Units 1&amp;2</b>	4,554 sq ft with substantial glazed frontage to Albion Street
<b>Unit 4</b>	10,320 sq ft with 2,155 sq ft at Lower Ground Floor. Fully glazed entrance from Great George Street

< Albion Street >







## FURTHER INFORMATION

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### > Terms

The units are available by way of a new lease, terms to be agreed. Rent upon application.

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### > Planning

A3 / A4

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### > Licensing

- Existing premises licence as follows:
- Sale of Alcohol –  
Mon to Saturday 11:00am – 04:00am  
Sun – 12:00pm – 04:00am

**Further details upon request**

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### > EPC

Rating TBC

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## GETTING IN TOUCH

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**0113 244 6440**

[jll.co.uk/property](http://jll.co.uk/property)

### **Nick Ferris**

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