



# City Exchange

ALBION STREET, TRINITY QUARTER, LEEDS

**Grade A offices located in the heart of Leeds**  
4,328 - 30,760 sq ft (402 - 2,857 sq m)



CIVIC QUARTER

RETAIL QUARTER

COMMERCIAL QUARTER

City Exchange



## ...AT TRINITY

Situated at the very heart of the Trinity Quarter, towering above the spectacular new shopping centre is City Exchange; Leeds' only Grade A office building located between the commercial business core and vibrant retail quarter.

*Occupiers include:*

- Leeds Building Society
- Masta
- Leeds City Region
- QA
- Capita
- Tribunal SE
- Kaplan Financial
- Web Anywhere



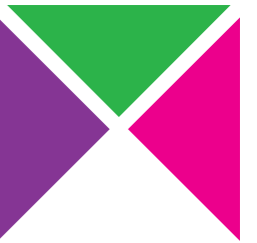
## City Exchange

The Trinity Quarter is a new district in central Leeds following the opening of Trinity Leeds Shopping Centre. The centre itself comprises 120 shops, bars, restaurants and a cinema with the surrounding areas adjacent to the centre being home to even more leisure and retail operators.

Furthermore, there are numerous gyms just minutes away from the building so staff have the benefit of a wide array of amenities on the doorstep.



**A THRIVING  
LOCATION**



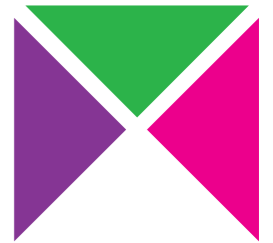
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## TERRIFIC REFURBISHMENT

City Exchange has recently undergone a major refurbishment. As you enter the contemporary reception from Albion Street, the high quality specification that the building has to offer is immediately obvious. The combined bright white walls along with wood finishes create a friendly but businesslike atmosphere.

The same high quality has been carried throughout City Exchange to provide Grade A offices suited to any business.



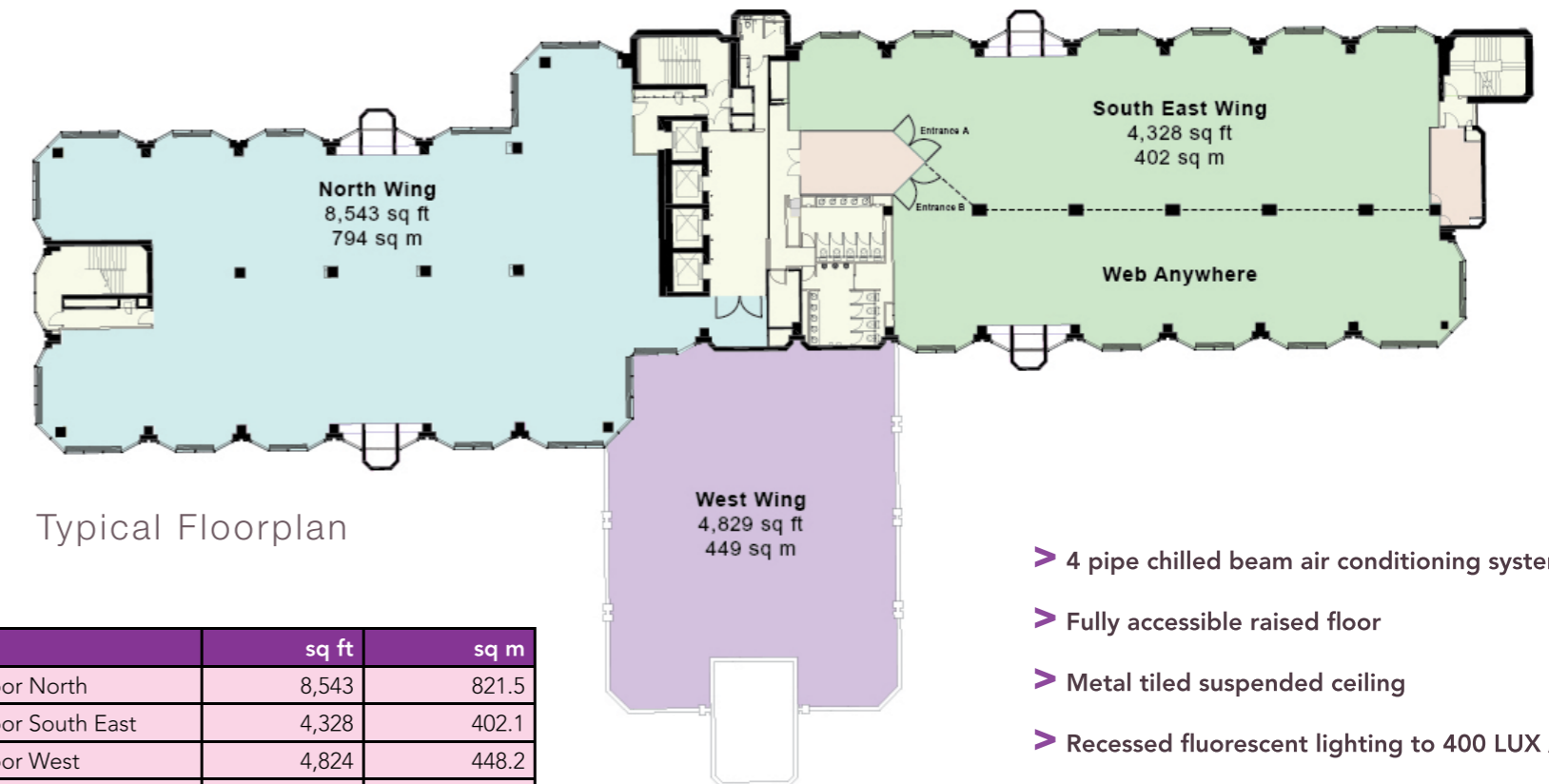


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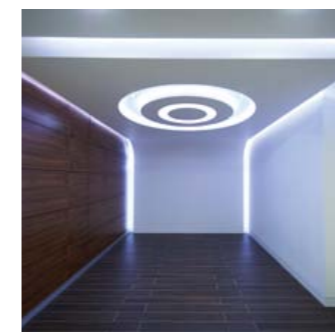
4,328 - 30,760 sq ft  
(402 - 2,857 sq m)

ATTRIBUTES



Floor	sq ft	sq m
6th Floor North	8,543	821.5
6th Floor South East	4,328	402.1
4th Floor West	4,824	448.2
3rd Floor West	4,829	448.6
3rd Floor South East	8,236	765.1
<b>Total</b>	<b>30,670</b>	<b>2,885.5</b>

- > 4 pipe chilled beam air conditioning system
- > Fully accessible raised floor
- > Metal tiled suspended ceiling
- > Recessed fluorescent lighting to 400 LUX / LG3
- > Full height glazing throughout office areas
- > Four high speed passenger lifts incorporating TFT screen technology
- > Contemporary toilet areas
- > DDA compliant
- > EPC rating E

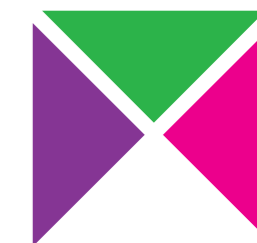




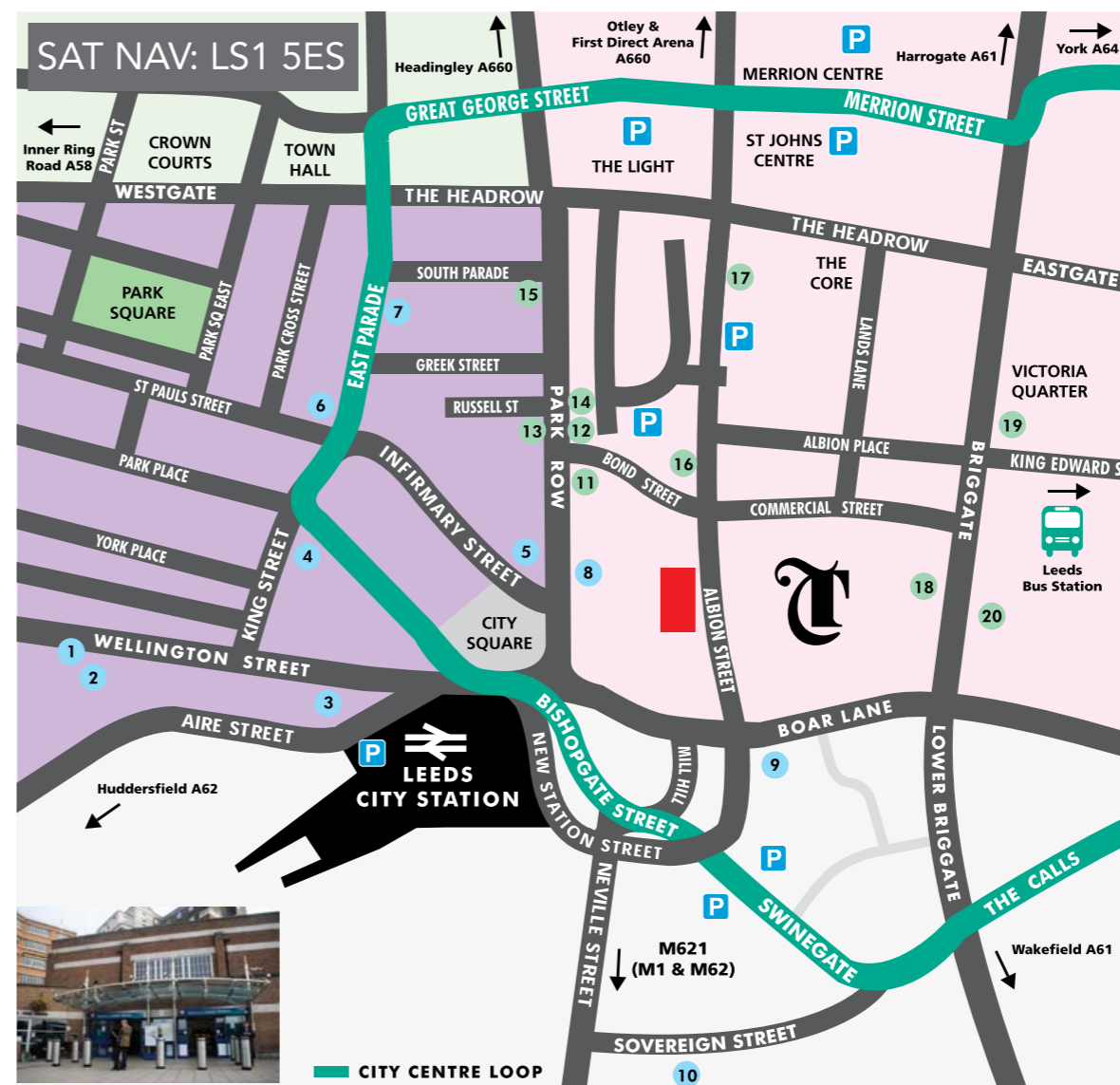
The location of City Exchange is perfect for business; Your staff benefit from having immediate access to all the amenities they need as well as excellent communication links.

Leeds Railway Station and Bus Station are just minutes walk away and the building is ideally positioned for easy access to the National Motorway Network.

- ▶ Civic Quarter
- ▶ Commercial Quarter
- ▶ Retail Quarter



City Exchange



- |                 |                          |                           |                    |
|-----------------|--------------------------|---------------------------|--------------------|
| 1 PWC           | 6 ZURICH                 | 11 LLOYDS BANKING GROUP   | 16 BARCLAYS BANK   |
| 2 SHULMANS      | 7 LUPTON FAWCETT         | 12 NATWEST BANK           | 17 YORKSHIRE BANK  |
| 3 DLA           | 8 PINSENT MASON          | 13 HSBC                   | 18 MARKS & SPENCER |
| 4 WALKER MORRIS | 9 JARDINE LLOYD THOMPSON | 14 SANTANDER              | 19 HARVEY NICHOLS  |
| 5 DELOITTE      | 10 NHS                   | 15 ROYAL BANK OF SCOTLAND | 20 HOUSE OF FRASER |

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