



SOPHISTICATION IN THE CITY

33 Park Place is situated in the heart of Leeds' prime commercial core and has recently undergone a state-of-the-art refurbishment which includes the installation of an on-site gym.

**STYLISH GRADE A OFFICE SUITES
CENTRALLY LOCATED IN LEEDS**

2,950 - 9,892 sq ft



ELEGANCE IN THE ESSENTIALS

- Remodelled Reception
- VRF Heating and Cooling
- Full Access Raised Floors
- LED Lighting
- Two 8 Person Passenger Lifts
- New Male/Female/Disabled WCs
- DDA Compliant
- On-site Car Parking
- Commissionaire and 24/7 Access
- Shower Facilities
- On-Site Gym
- Secure Cycle Storage
- EPC Rating of C73



STYLISH SUITES TO SUIT ALL

Floor	sq ft	sq m
Second	3,842	357.1
First	3,100	258.1
Ground	2,950	274.2
Total	9,892	919.4



Typical Floorplan

CITY SLICKERS

Situated on Park Place, a prime business address, 33 Park Place is easily accessible by car via Leeds Inner Loop Road which in turn provides excellent links to the M621, M62 and M1/A1(M) via the Inner Ring Road.

Leeds Railway Station and City Square are within a two minute walk whilst the main retail core is just around the corner.

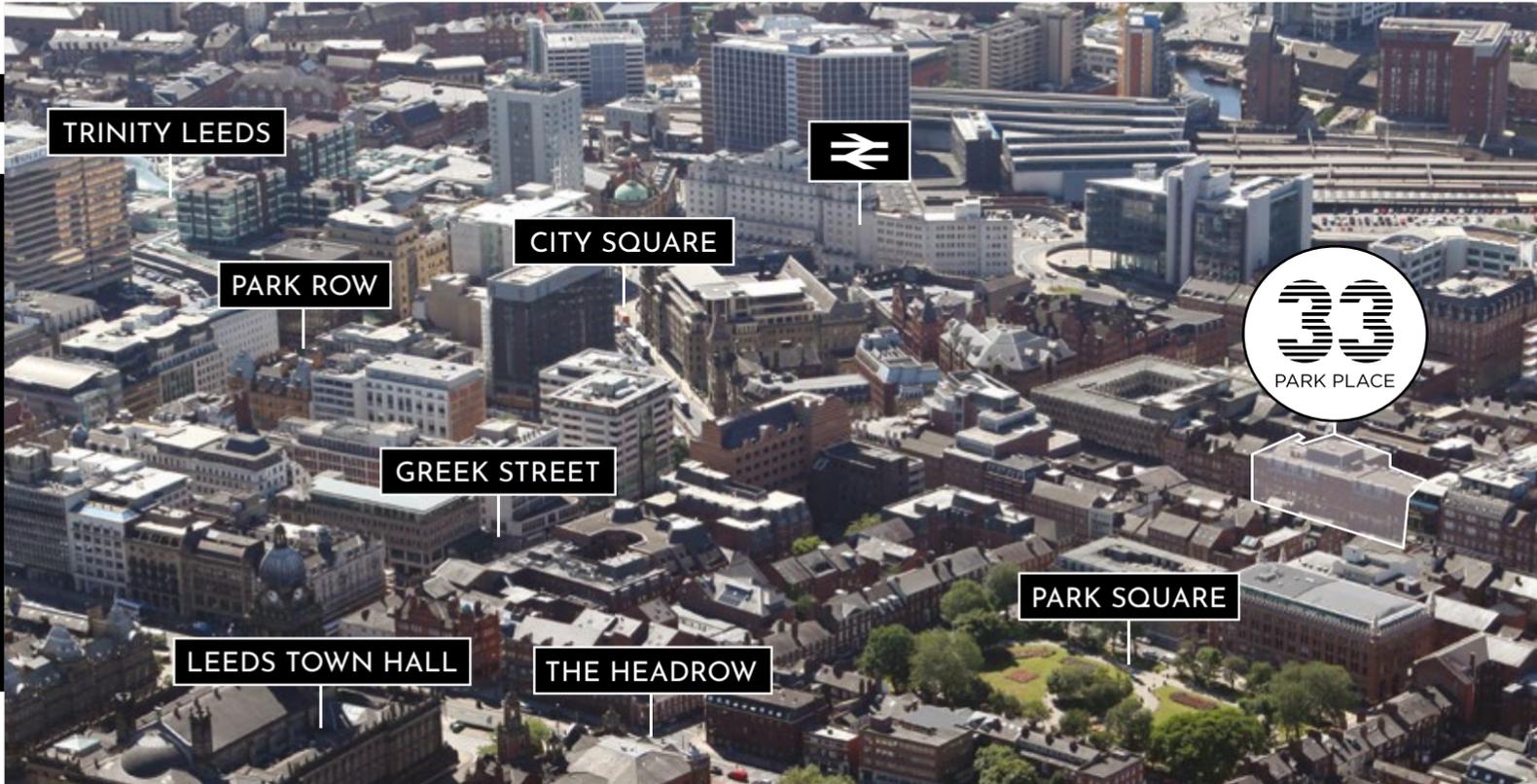
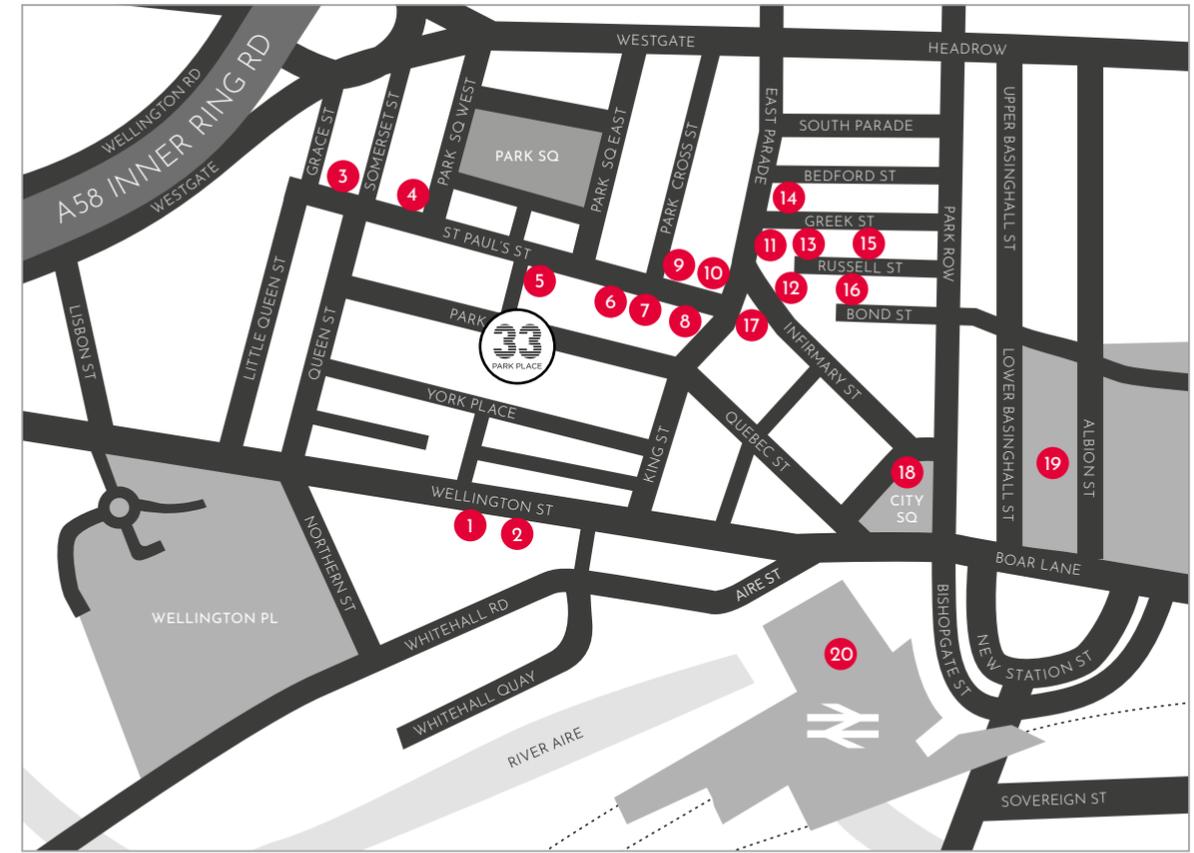


Leeds Railway Station:

- York (23 mins)
- Harrogate (35 mins)
- Manchester Victoria (49 mins)
- London Kings Cross (1hr 47 mins)



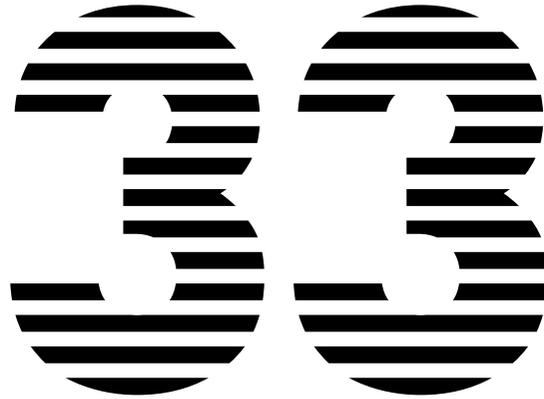
- 1 Caffè Nero
- 2 M&S Foodhall
- 3 Bagel Nash
- 4 Pizza Express
- 5 Philpotts
- 6 Tesco Express
- 7 Starbucks
- 8 Dirty Martini
- 9 Patisserie Valerie
- 10 Wolf Italian Street Food
- 11 Tattu
- 12 Blackhouse
- 13 Dakota Deluxe Hotel
- 14 All Bar One
- 15 The Lost & Found
- 16 La Bottega Milanese
- 17 The Box
- 18 Banyan
- 19 Trinity Leeds
- 20 Leeds Railway Station



STREET SMARTS

From shopping, to cafés and popular restaurants, there are an abundance of amenities on the doorstep. Whether it be a quick sandwich at lunch, a relaxing restaurant to entertain clients or simply a stroll around Leeds Retail Quarter, the location of 33 Park Place has all your needs covered.





PARK PLACE

LEEDS - LS1 2RY

Another Development By



For Further Information

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