

TWENTY SIX
WHITEHALL
WHITEHALL ROAD, LEEDS



PRIME OFFICES THAT WORK FOR YOU

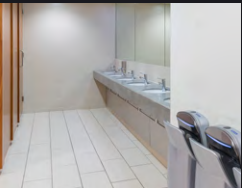
Designed by multi-award winning architects Allies and Morrison, 26 Whitehall is one of the most high quality and unique buildings in Leeds, known by many due to its enviable position, welcoming commuters as they approach Leeds Railway Station. The building is superbly located between Leeds' key commercial quarter and emerging creative hubs, with the benefit of a beautiful canal side setting offering both running and cycling routes.



TO LET

**6,113 - 35,552 sq ft, of Spectacular Refurbished,
Grade 'A' Offices, in an Unrivalled Destination**

SET TO HIGH STANDARDS



SPECIFICATION



BREEAM
'Excellent'



Generous Provision for
46 Bicycle Spaces /
8 Motorcycle Spaces



Double Height
Entrance &
Reception Area



Speed Lanes
in Reception



LED Lighting



Fully DDA Compliant



Raised Access Floors
with 150mm Clear Void



Four Pipe Fan Coil
Air Conditioning



Generous Car Parking
Provision - 27 Spaces
(1:1,317 sq ft)



Basement Shower
& Locker Facilities



2.8m Floor to
Ceiling Height



Fully Carpeted
Throughout



New Tenant Friendly
App Controlled
Bike Scheme



4x 21 Person
Passenger Lifts

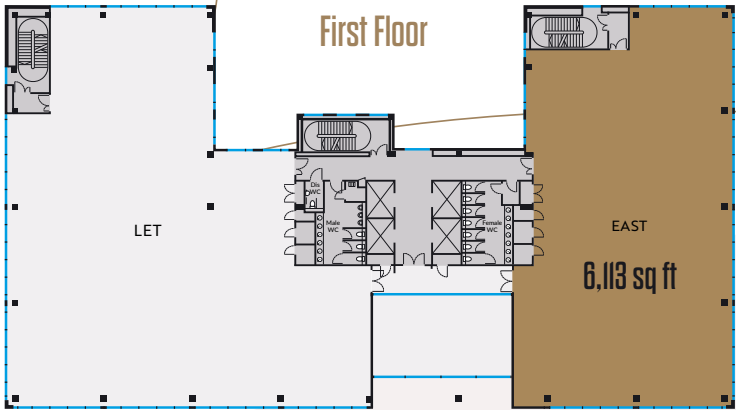


Ground Floor to be
Refurbished-2025

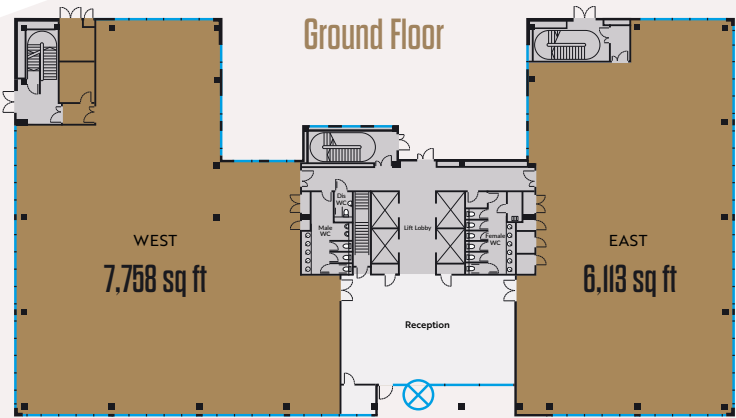
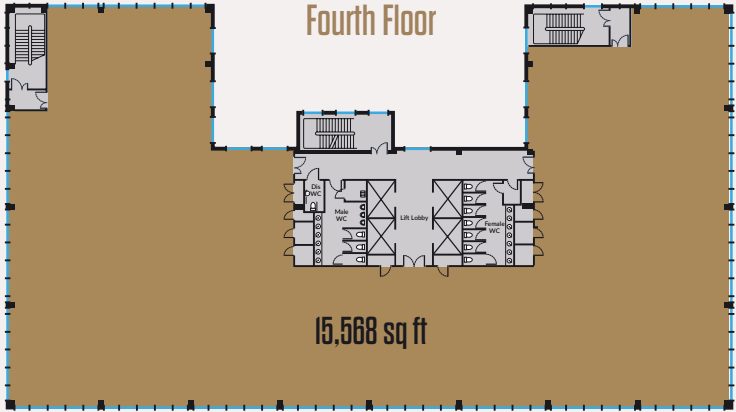
OPEN FOR BUSINESS

	SQ FT	SQ M
Ground Floor - West	7,758	720.70
Ground Floor - East	6,113	568
First Floor - East	6,113	568
Fourth Floor	15,568	1,446.30
TOTAL	35,552	3,303

6,113 - 35,552 sq ft
568 - 3,303sq m



INDICATIVE IMAGE - UPPER FLOOR



INDICATIVE IMAGE - FITTED SUITE

EXISTING OCCUPIERS

- Sky
- Engie
- Mott McDonald
- International Personal Finance PLC

THE CITY THAT DOESN'T STOP MOVING

Immersed within the excitement of Leeds' fast-moving 'West End', home to a cocktail of creatives, corporates and rapidly evolving start-ups; Whitehall Road is the location of choice for a diverse community of businesses, retailers and residents.

Surrounded by an eclectic mix of restaurants, bars and hotels, Whitehall Road boasts a vibrant atmosphere that is unique within Leeds and as such is home to some of the best-known brands in the world, such as Allianz, Sky Betting & Gaming and PwC.

26 Whitehall has a wealth of connections on its doorstep; streets are alive with lunchtime food choices - from upmarket cafés within Wellington Place to delicious food at the many local eateries. With the added benefit of Leeds train station also being located within a 10 minute walk and the A58(M) inner ring road within easy reach.

AMENITIES

- 1 Mad Frans Bar
- 2 Sainsbury's
- 3 Good Luck Club
- 4 Veeno Italian
- 5 Sociable Folk
- 6 Deli No 1
- 7 Caffè Nero
- 8 M&S
- 9 Toast Bar
- 10 Lazy Lounge
- 11 Bean Coffee Roasters
- 12 Livin' Italy
- 13 Archie's Bar & Kitchen
- 14 The Hop
- 15 Double Tree Hotel
- 16 Fazenda
- 17 Out Of The Woods
- 18 Bomba
- 19 Midnight Bell
- 20 Viaduct

LOCAL OCCUPIERS

- 1 Sky Betting & Gaming
- 2 HM Revenue & Customs
- 3 Allianz
- 4 Squire Patton Boggs
- 5 Equifax
- 6 Irwin Mitchell
- 7 Willis Towers Watson
- 8 PwC
- 9 FDM Group
- 10 Gordon's LLP
- 11 Channel 4
- 12 Ernest Young
- 13 Arup
- 14 GHD
- 15 Lloyds Banking Group
- 16 Ministry of Justice
- 17 Investec
- 18 Redmayne Bentley
- 19 NHS Digital

DEVELOPMENTS

- 1 Latitude Blue
(2 residential blocks)
- 2 UNCLE
(Residential Apartments)
- 3 Latitude Yellow
(under construction – Grade A offices)
- 4 Globe Road/ Green Bank
- 5 Monksbridge
(Retail, Leisure and Public Service)
- 6 Leeds Studios
(TV/Film Studios)
- 7 Wellington Place
- 8 Springwell Gardens
- 9 Globe Arches
- 10 Globe Point & Globe Square
- 11 Whitehall Riverside
(Residential, Offices, Hotels and Car Park)

 WALKING ROUTE
 CYCLE ROUTES





TOGETHER IN LEEDS

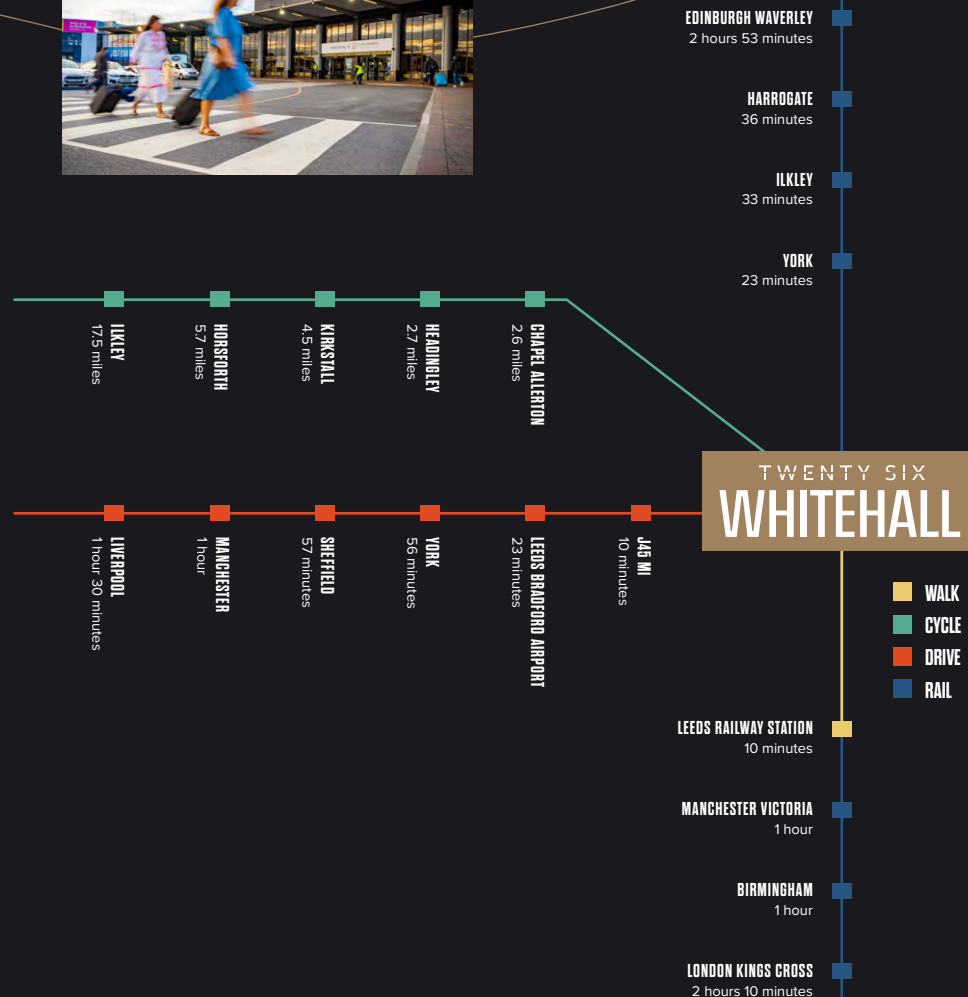


A Distinctive Destination for Investment,
Living, Learning, Creativity and Leisure.



WE'RE WELL CONNECTED

Leeds is a cosmopolitan city and the headquarters of many international brands and institutions. With easy local, national and overseas connections, why not start at the centre of it all?



TERMS

The accommodation is available by way of Full Repairing and Insuring leases for a term of years to be agreed. Further details are available on request.

BUSINESS RATES

We advise that interested parties make their own enquiries with the local rating authority.

VAT

Reference to price premium or rent is deemed exclusive of VAT, unless otherwise stated.

SERVICE CHARGE

The tenant will be responsible to pay a service charge for the repair, maintenance, management and upkeep of the common areas of the building.

LEGAL COSTS

Each party is to bear their own legal costs. Further information upon request.

EPC

The premises have been assessed to have an EPC rating of C (71) with pathway to EPC B.

BE BETTER
PLACED

VIEWING / FURTHER INFORMATION

Strictly by appointment with the agents

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