# PARKSIDE INDUSTRIAL ESTATE

GLOVER WAY ▲ LEEDS ▲ LS11 5JP ▲ ///APPLY.CONE.ZONE

TRITAX BIG BOX®








**LED Lighting**

**6m Eaves Height**

**Secured Yard Options**

**Three-phase Electricity**

**Comprehensively Refurbished Units**

## MODERN WAREHOUSE / INDUSTRIAL UNITS

## 5,330 – 11,601 SQ FT - TO LET

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The units are situated on the established Parkside Industrial Estate, which is strategically located just over 1/2 mile from Junction 5 of the M621 motorway and under 2 miles to the south of Leeds City Centre.

The terrace has undergone a comprehensive refurbishment including the installation of new roofs. Each unit benefits from a modern office and level access roller shutter doors.

- Office Space
- Roller Shutter Door
- Three-phase Electricity
- Car Parking with Secure Yards
- Secured Yard Options
- Comprehensively Refurbished Units

| Unit | Size (Sq Ft) |
|---|---|
| **3** | 5,330 |
| **9** | 5,788 |
| **10** | 5,813 |
| **12** | 9,811 |



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**TERMS**
The units are available on new Full Repairing and Insuring leases for a term to be agreed.

**RENT**
On application.

**SERVICE CHARGE**
The service charge information is available on request.

**BUSINESS RATES**
For business rates information please make enquiries to Leeds City Council Rating Authority

**EPC**
Available on request.




**VIEWINGS**
For further information or to arrange a viewing, please contact the letting agents:

Lambert Smith Hampton

GV&Co™
gvproperty.co.uk

**Elliot Bloodworth**
07597 019 265
ebloodworth@lsh.co.uk

**Matt Jackson**
07514 733 870
mjackson@lsh.co.uk

**Jonathan Jacob**
07809 526 118
jonathan@gvproperty.co.uk

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