



ATRIUM

2 LEEDS CITY OFFICE PARK

8,409 - 45,313 SQ FT
OFFICES TO LET

ATRIUMLEEDS.COM



BRIGHTER WORKING BOLDER THINKING

Leeds City Office Park is more than just a great place to do business. It's a thriving community, a well connected hub and a relaxing haven.

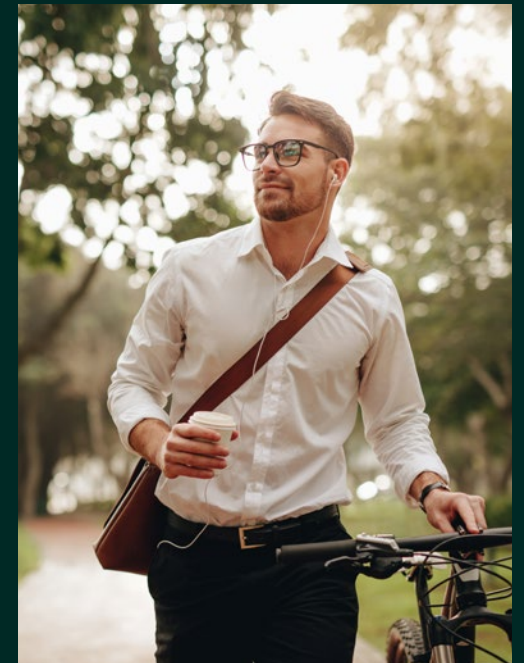
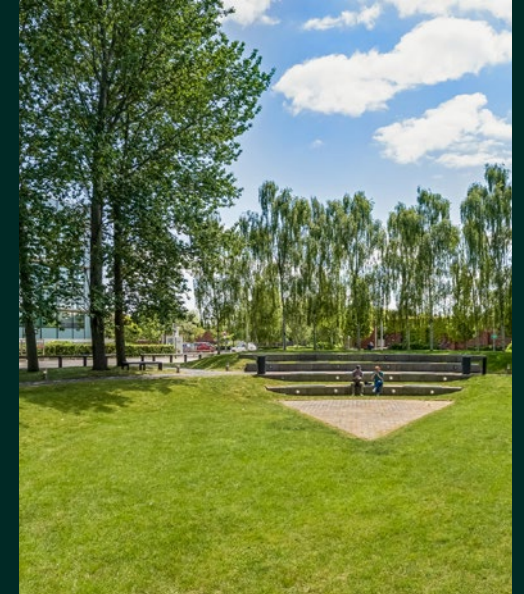
It offers all the benefits of a city centre location, but with substantial on site parking next to the motorway network.

Atrium is the latest opportunity at the park and provides contemporary workspace across two large highly efficient floorplates, with an impressive full height atrium offering a substantial break out facility.

Availability is from 8,409 - 45,313 sq ft across ground and first floors making it the ideal HQ for major corporate organizations to join the long standing tenant Centrica on the 2nd floor.

Whatever the size of your ambitions, Atrium can deliver.





TRANQUIL OUTDOOR SPACE TO RELAX AND ESCAPE

A perfect environment in which your company can flourish and grow.

We understand that access to green space is vital to the health and happiness of employees. That's why Atrium is set in acres of mature green parkland. This, together with its locality within the city makes Atrium the ideal place to work and unwind.



GRANARY WHARF

8 MINS WALK

EDO SUSHI
LA CASITA
ARCHIES
THE LOCK
THE HOP
LIVIN ITALY

OUT OF THE WOODS
SKY LOUNGE
FAZENDA
DOUBLE TREE BY HILTON
PASTILLE
LEEDS WATER TAXI

BRIDGEWATER PLACE

5 MINS WALK

TESCO
STARBUCKS
PANINI SHACK
PHILPOTTS

CROWN POINT

3 MINS WALK

TK MAXX
SUPERDRUG
M&S FOODHALL
NIKE
ASDA LIVING
NEXT

SPECSAVERS
CURRYS
DREAMS
SPORTS DIRECT
AND OTHERS...

BREWERY WHARF

5 MINS WALK

SAINSBURY'S
212 CAFE & BAR
CAFE YUM YUM
CIAO BELLA
LEONARDO HOTEL

THE ADELPHI
CLASSIC CLEANERS
CHA LOUNGE

TRANSPORT

LEEDS TRAIN STATION
LEEDS BUS STATION

9 MINS WALK
14 MINS WALK

THE CITY'S BEST KEPT SECRET

Wherever you're coming from and however you're getting here Atrium is ideally located.

The proximity of the M62, M1 and the train and bus stations means the park is accessible both by car and public transport providing excellent connections to a wider area. With Crown Point Retail Park a stones throw away the building benefits from easy access to a variety of shops providing a range of retail food & beverage and leisure amenities as well as being a 5 minute walk into Leeds city centre.

Home to one of Europe's biggest regeneration programmes, Southbank will aim to double the size of Leeds city centre. This 253-hectare space is the size of 350 football pitches and will be transformed into a 'globally distinctive' destination for living, learning, creativity, leisure and investment. At the core of this stands the new £3.25m city centre greenspace, Aire Park.



SPACE THAT WORKS FOR YOU.

Atrium delivers big business advantages in a space that can adapt to your changing needs. Each floor provides efficient open plan workspaces providing aspirational space allowing occupiers a range of fit out options.

The large open plan floor plates offer the opportunity for an occupier to deliver a unique office design to transform the workplace and enhance the employee experience.



HIGHLIGHTS



RAISED
ACCESS FLOORS



BRISE SOLEIL



AIR
CONDITIONING



BREAK OUT
FACILITIES



SHOWERS



CYCLE STORAGE



SECURE CAR
PARKING



MULTI PURPOSE
STUDIO

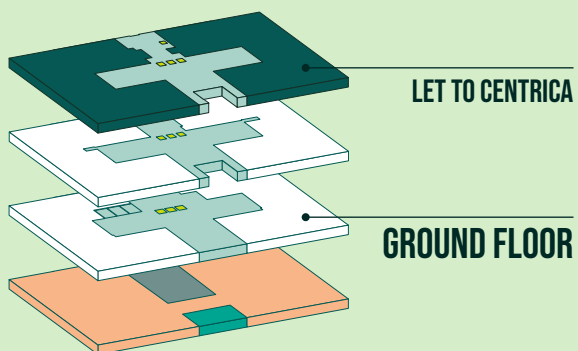
GROUND FLOOR

2,094 SQ M / 22,530 SQ FT

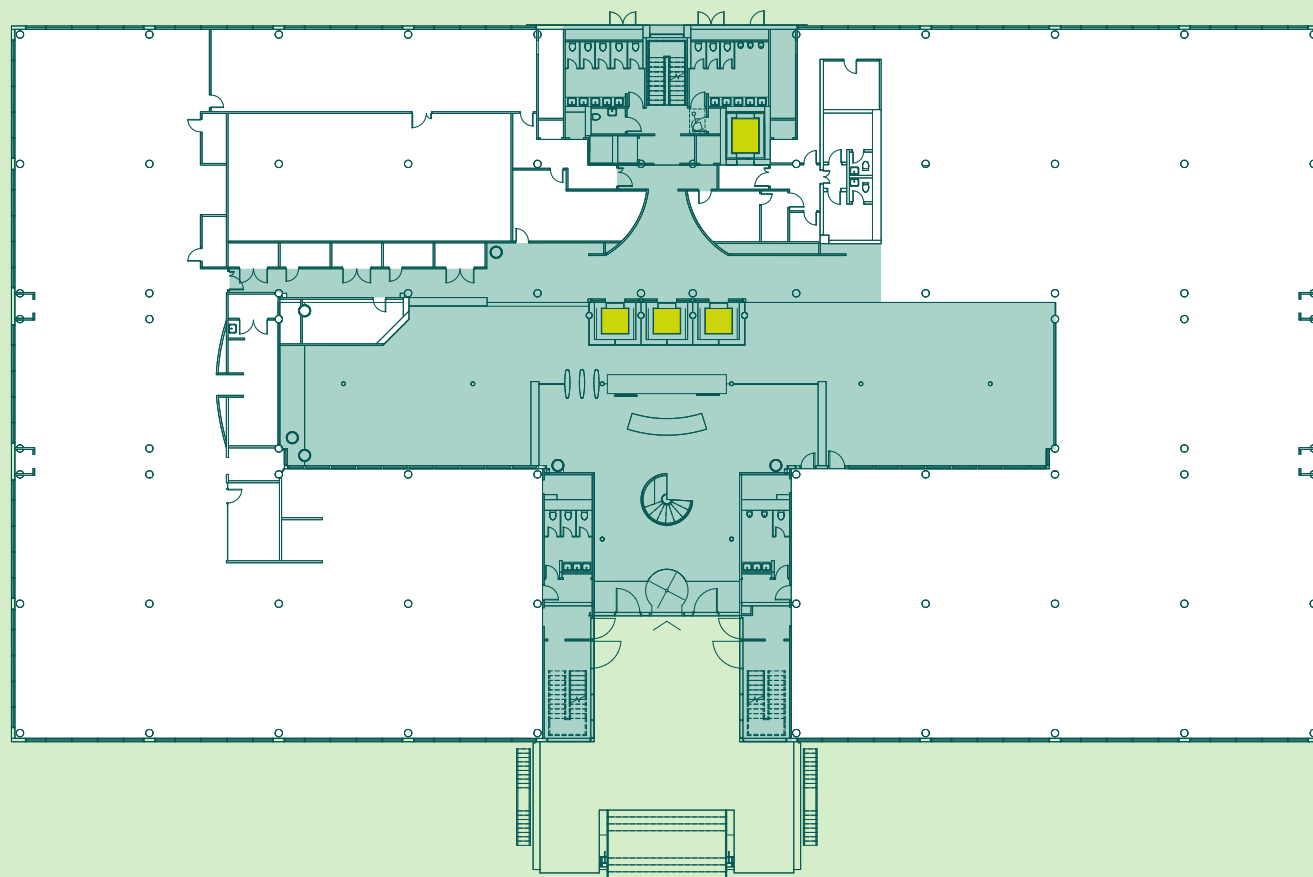
KEY

	AVAILABLE SPACE		LIFTS
	BASEMENT PARKING AREA		CORE
	LET		

FLOORS



FOR INDICATIVE PURPOSES ONLY. NOT TO SCALE.



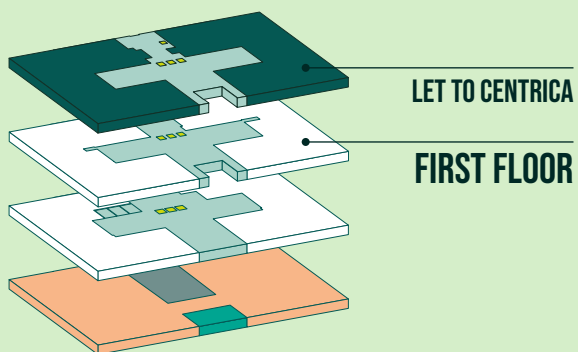
FIRST FLOOR

2,218 SQ M / 22,783 SQ FT

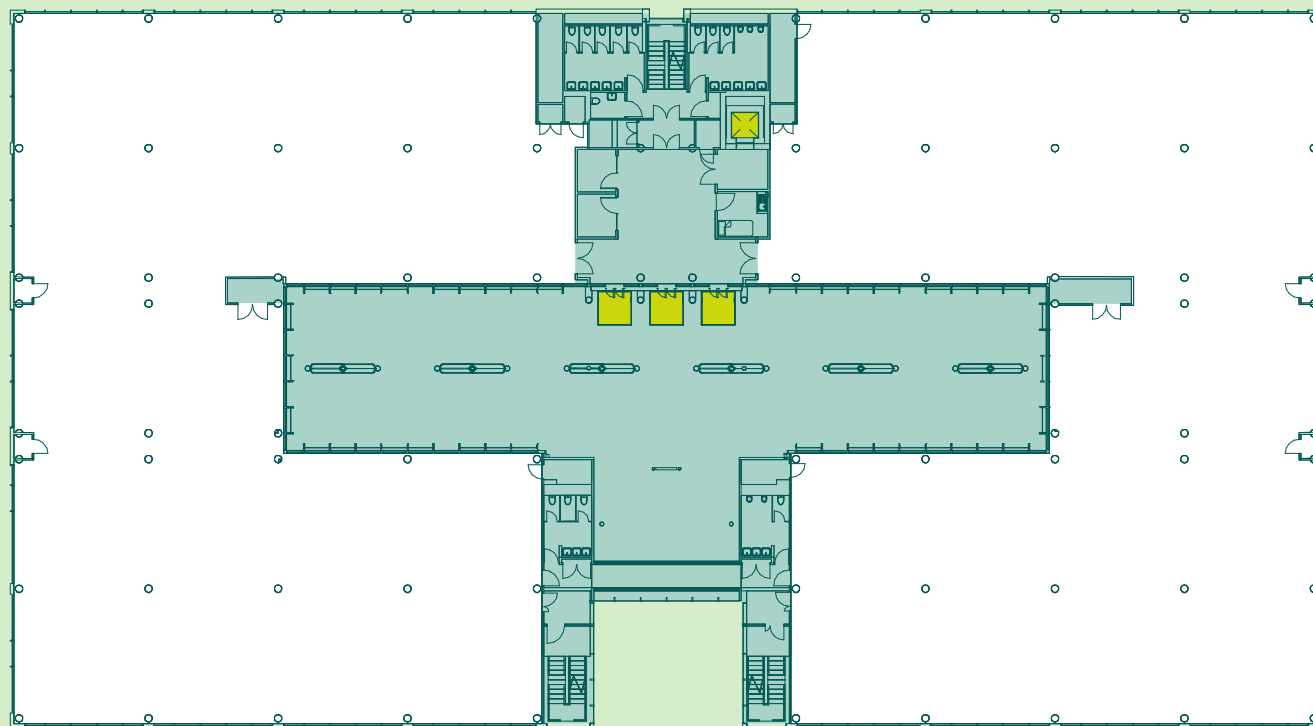
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	LET		

FLOORS



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INTERESTED? LET'S TALK



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2 LEEDS CITY OFFICE PARK, LEEDS, LS11 5BD

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