

East Leeds | LS15 8DT

## **Crossgates Shopping Centre**

# **Retail Units To Let From 196 SQ FT**



### AT A GLANCE



FOOTFALL

**4.1M**



UNITS

**58**



CAR PARK SPACES

**372**





UNIT	ACCOMMODATION	SIZE	RENT
13	Ground Floor First Floor	714 sq ft 355 sq ft	£15,000 pa exclusive
8B	Ground Floor	1,040 sq ft	£20,000 pa exclusive
41	Ground Floor Ancillary	1,133 sq ft 393 sq ft	£20,000 pa exclusive
Kiosk B	Ground Floor	196 sq ft	£12,000 pa exclusive
53B	Ground Floor	690 sq ft	£12,500 pa exclusive
20	Ground Floor	1,147 sq ft	£23,000 exclusive
21	Ground Floor	1,141 sq ft	£23,000 pa exclusive
45A - 46	Ground Floor First Floor	2,092 sq ft 2,051 sq ft	£39,000 pa exclusive

### Description

This iconic former Arndale centre is the dominant retail destination serving the densely populated suburbs to the east of Leeds City centre. The centre sits on the edge of the East Leeds expansion zone where thousands of new homes are currently under development.

Anchored by poundland and B&M the centre also includes 80% of the towns national retailers including Iceland, Specsavers & Costa.

### Lease

All units are available by way of a new effective full repairing and insuring 5 year lease term, or multiples thereof. Shorter flexible lease terms are available subject to use & availability.

### Service Charge

A full service charge pack for each unit is available upon request.

### Energy Performance Certificate (EPC)

EPC's for individual units are available upon request.

### Rates

Rateable value assessments are available for each unit upon request or via the government website link below.

For further details visit:  
[www.gov.uk/calculate-your-business-rates](http://www.gov.uk/calculate-your-business-rates)

### VAT

All figures quoted are exclusive of VAT.

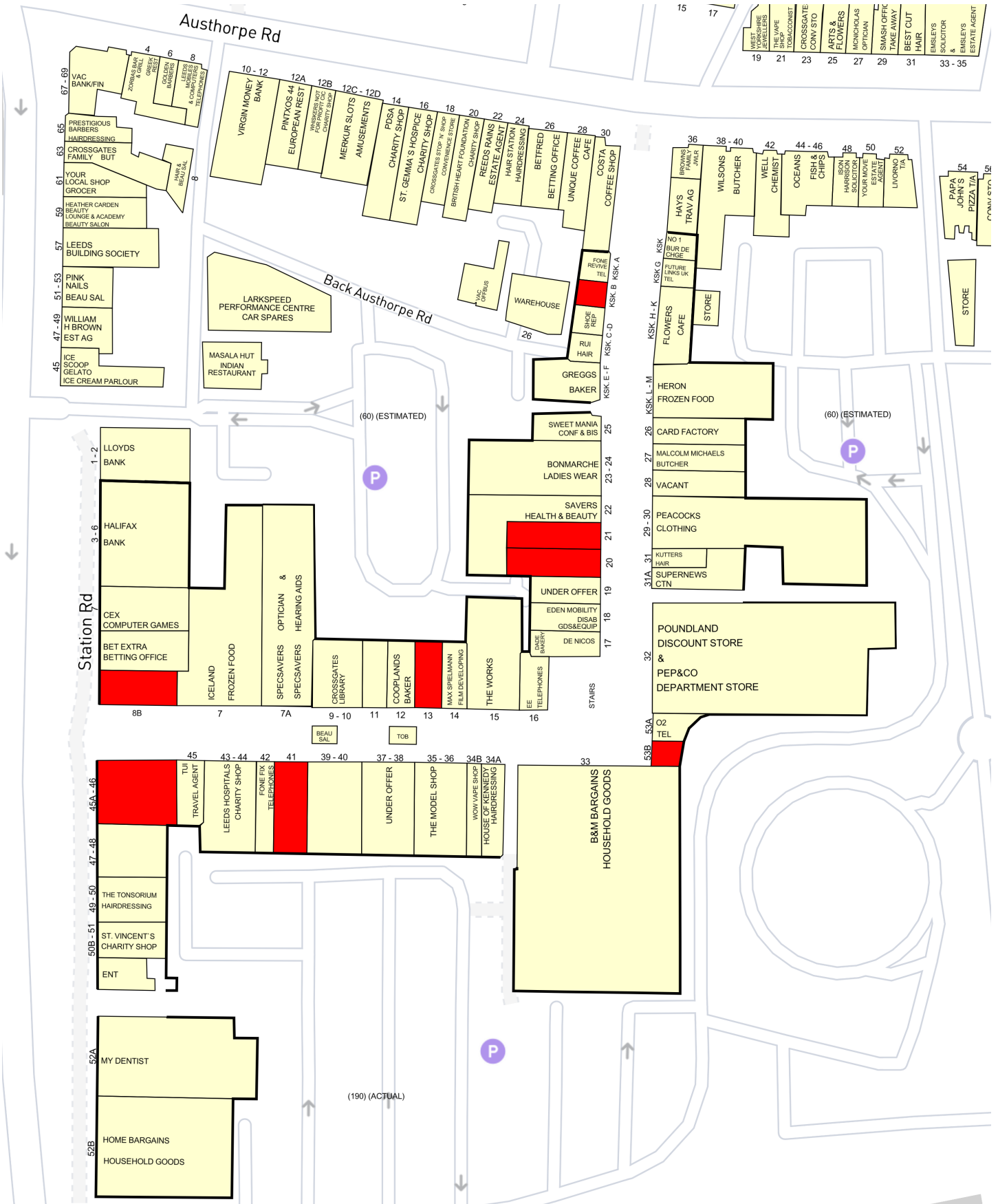
### Further Information

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