WIRA Business Park

RING ROAD ■ LEEDS ■ LS16 6EB





Newly Refurbished High Quality Office Suites 1,830 sq ft - 7,305 sq ft **TO LET**

- High profile location
- On site car parking
- 24 hour access
- On site cafe
- Flexibility for business growth
- Dedicated building manager



WIRA Business Park

RING ROAD ■ LEEDS ■ LS16 6EB



DESCRIPTION

WIRA provides a wide variety of modern refurbished office accommodation all contained within a thriving business community. Nearby, are the superb amenities of Horsforth boasting a wide variety of shops, restaurants and bars.

ACCOMMODATION

TOTAL	8,604 sq ft
D2	6,000 sq ft
D1	2,604 sq ft

AMENITIES

- A high profile location
- Flexibility for business growth
- On site building manager
- On site car parking
- On site cafe

SPECIFICATION

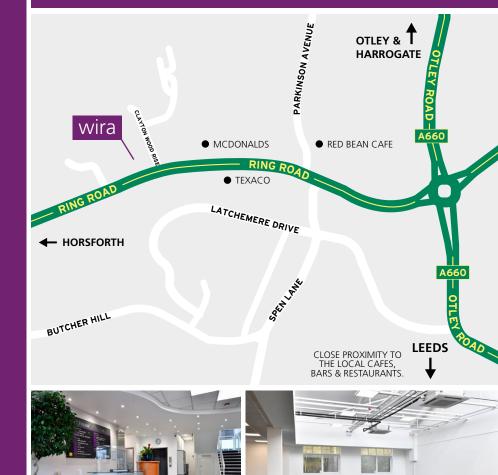
- Newly refurbished
- Raised access floor
- Air conditioning
- Modern lighting
- Male/female/disabled WC's Kitchenette
- High speed connectivity for broadband

LOCATION

WIRA is situated just 6 miles from Leeds City Centre and fronts Leeds Outer Ring road (A6120). Leeds Bradford Airport is less than 4 miles away and Horsforth Railway Station is just a short drive away.

COMMUNICATIONS

Leeds	6 miles
Bradford	8 miles
M62	11 miles
M1	15 miles



Indicative Image

FURTHER INFORMATION

Full information packs to include service charges, individual specifications, floor plans and indicative layout plans are available from the joint sole agents.

TERMS

Rental information and terms available on application.



Robin Beagley

rbeagley@wsbproperty.co.uk



Clem McDowell

clemmcdowell@cartertowler.co.uk

James Jackson

jamesjackson@cartertowler.co.uk