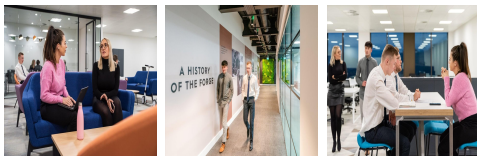
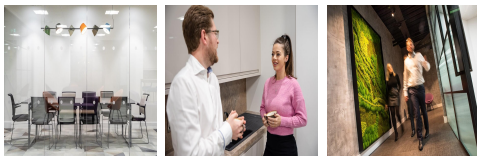
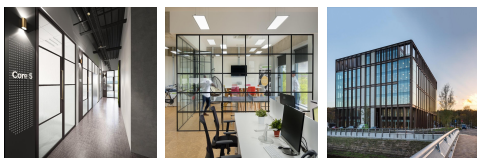


# Serviced Office Space UK

## Great Exhibition Way

### Leeds LS5 3BF



This space is located in a wooded valley in the brand-new neighbourhood of Kirkstall Forge and surrounded by acres of green space and the Leeds/Liverpool canal. Number One is served by the dedicated Kirkstall Forge train station providing direct links into Leeds city centre in just six minutes and Bradford in fifteen minutes. There is a genuine emphasis around encouraging an active lifestyle with walking and cycle links, bike racks and high quality showers. Alternatively for those who prefer to drive, there are secure parking spaces available. The beautiful ruins of Kirkstall Abbey are just a short walk away, offering a scenic destination to explore on your lunch break or after hours.

This business centre overlooks the dedicated railway station that connects to Leeds city centre in just six minutes. The space is located in the the first office building in the new neighbourhood at Kirkstall Forge and was designed by the best of British architects, with inspiring design that will motivate your employees and allow your business to grow and develop. Amenities include award winning meeting rooms with the latest conferencing facilities, IT support and concierge services from the friendly Life team. The real hub of the building is Butler's, the ground floor restaurant/bar that welcomes commuters and flexible workers as well as those working in the building with open arms. This is your opportunity to have a city centre quality office, six minutes on the train from Leeds city centre and an out of town parking allocation.

### transport links

<b>Underground</b>	N/A
<b>Train Station</b>	Kirkstall Forge
<b>Road Link</b>	N/A
<b>Airport</b>	Leeds Bradford International Airport

### Leased Spaces

- **Min Size** : 8 sq ft
- **Max Size** : 22 sq ft
- **Total Size** : 1 sq ft
- **Min Term** : 12 mnths
- **Max Term** : 36 mnths