

½ ACRE SITE TO LET



245 ELLAND ROAD
LEEDS
LS11 8TU

LOCATION

The site is situated on Elland Road directly opposite the football ground and adjacent to The Old Peacock PH.

DESCRIPTION

The site extends to approximately ½ an acre and is surfaced with concrete and tarmacadam. No services are connected.

LEASE

The site is available on a short to medium term flexible basis at an annual rent of £25,000pax, subject to vacant possession.



PLANNING

Temporary permission exists for car sales, granted on the 23rd May 2018 for a period of 3 years. Suitable for alternative uses subject to necessary planning consent.

RATES

The property is not assessed for rating purposes.

LEGAL COSTS

Each party to bear their own legal costs incurred in this transaction.

VIEWING

All enquires should be via the sole agents, Bowcliffe Chartered Surveyors.

For further information or to make arrangements to view, please contact:

Jeff Robertson
Tel: 0113 245 2452
Email: jr@bowcliffellp.com

Date of Particulars: February 2019

THE MISREPRESENTATION ACT 1967 AND THE PROPERTY MISDESCRIPTION ACT 1991

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