

TWENTY SIX
WHITEHALL
WHITEHALL ROAD, LEEDS



PRIME OFFICES THAT WORK FOR YOU

Designed by multi-award winning architects Allies and Morrison, 26 Whitehall is one of the most high quality buildings in Leeds, known by many due to its sought after position, welcoming commuters as they approach Leeds Railway Station. The building is located between Leeds' key commercial quarter and emerging creative hubs, with the benefit of a beautiful canal side setting offering both running and cycling routes.

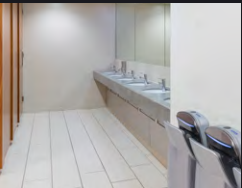


TO LET

6,113 - 35,552 sq ft, of High Specification Refurbished,
Grade 'A' Offices, in a Prime Destination



SET TO HIGH STANDARDS



SPECIFICATION



BREEAM
'Excellent'



Generous Provision for
46 Bicycle Spaces /
8 Motorcycle Spaces



Double Height
Entrance &
Reception Area



Speed Lanes
in Reception



LED Lighting



Fully DDA Compliant



Raised Access Floors
with 150mm Clear Void



Four Pipe Fan Coil
Air Conditioning



Generous Car Parking
Provision - 27 Spaces
(1:1,317 sq ft)



Basement Shower
& Locker Facilities



2.8m Floor to
Ceiling Height



Fully Carpeted
Throughout



New Tenant Friendly
App Controlled
Bike Scheme



4x 21 Person
Passenger Lifts

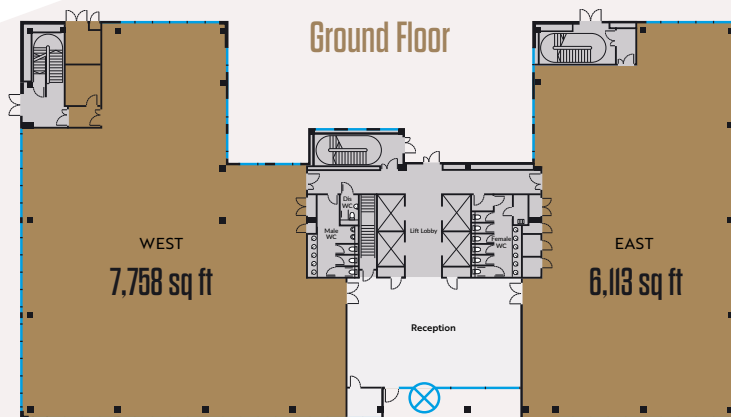
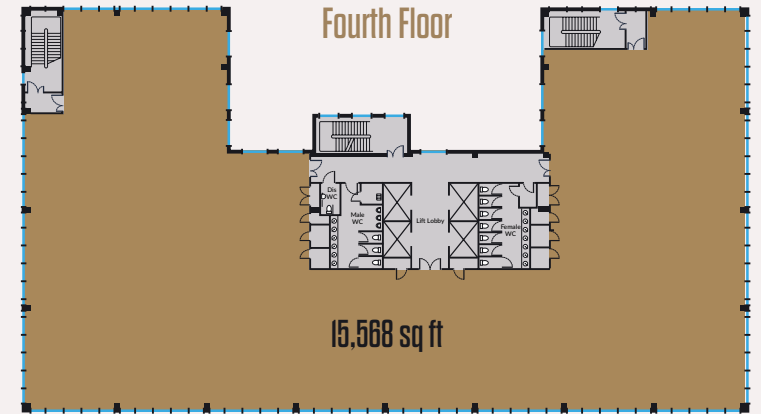
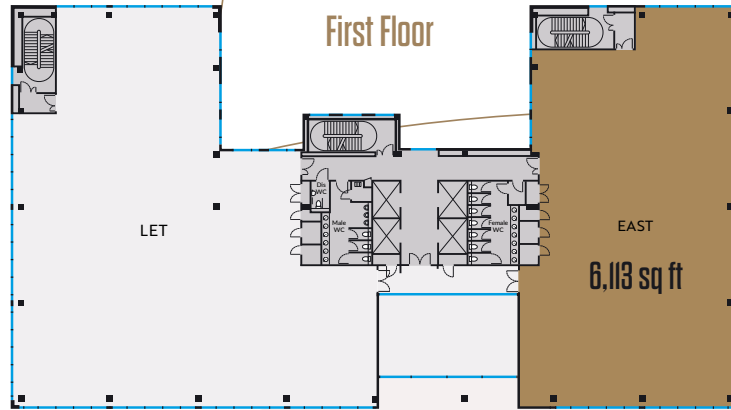


Ground Floor to be
Refurbished-2025

OPEN FOR BUSINESS

	SQ FT	SQ M
Ground Floor - West	7,758	720.70
Ground Floor - East	6,113	568
First Floor - East	6,113	568
Fourth Floor	15,568	1,446.30
TOTAL	35,552	3,303

6,113 - 35,552 sq ft
568 - 3,303sq m



EXISTING OCCUPIERS

- Sky
- Engie
- Mott McDonald
- International Personal Finance PLC

THE PULSE OF THE CITY

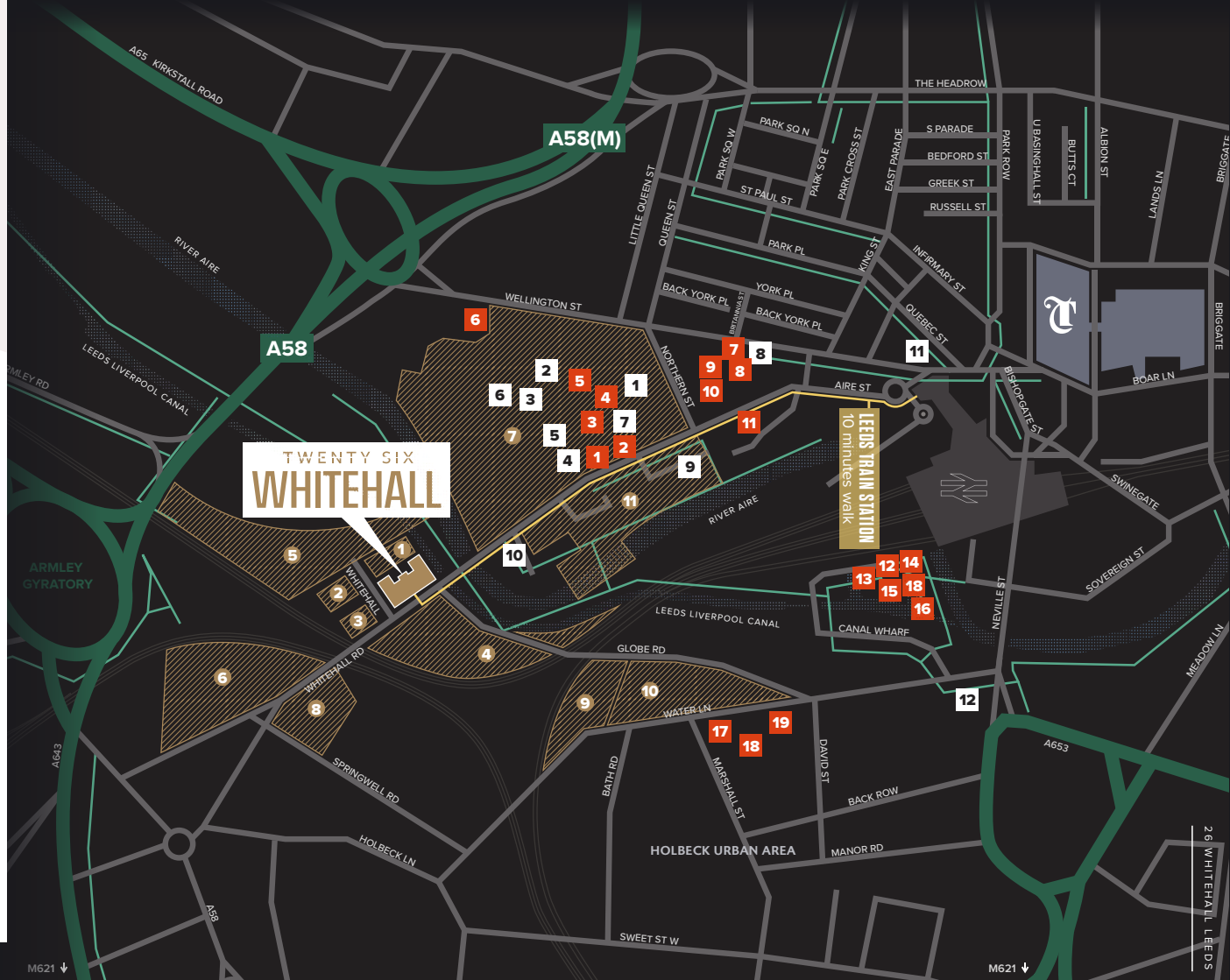
Situated in Leeds' fast-moving 'West End', home to a mix of creatives, corporates and rapidly evolving start-ups. Whitehall Road is the location of choice for a diverse community of businesses, retailers and residents.

Surrounded by an extensive mix of restaurants, bars and hotels, Whitehall Road boasts a vibrant atmosphere that is unique within Leeds and as such is home to some of the best-known brands in the world, such as Alliantz, Sky Betting & Gaming and PwC.

26 Whitehall has a wealth of connections on its doorstep; streets are alive with lunchtime food choices - from upmarket cafés within Wellington Place to delicious food at the many local eateries. With the added benefit of Leeds train station also being located within a 10 minute walk and the A58(M) inner ring road within easy reach.

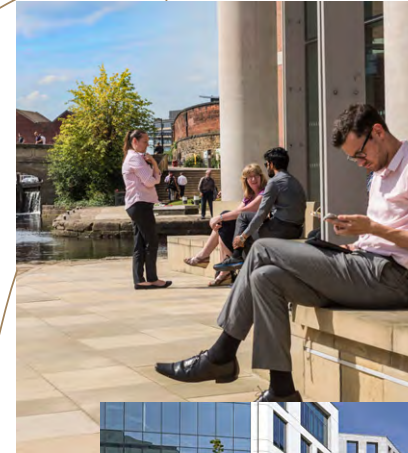
AMENITIES	LOCAL OCCUPIERS	DEVELOPMENTS
1 Mad Frans Bar	1 Sky Betting & Gaming	1 Latitude Blue (2 residential blocks)
2 Sainsbury's	2 HM Revenue & Customs	2 UNCLE (Residential Apartments)
3 Good Luck Club	3 Alliantz	3 Latitude Yellow (under construction – Grade A offices)
4 Veeno Italian	4 Squire Patton Boggs	4 Globe Road/ Green Bank
5 Sociable Folk	5 Equifax	5 Monksbridge (Retail, Leisure and Public Service)
6 Deli No 1	6 Irwin Mitchell	6 Leeds Studios (TV/Film Studios)
7 Caffè Nero	7 Willis Towers Watson	7 Wellington Place
8 M&S	8 PwC	8 Springwell Gardens
9 Toast Bar	9 FDM Group	9 Globe Arches
10 Lazy Lounge	10 Gordon's LLP	10 Globe Point & Globe Square
11 Bean Coffee Roasters	11 Channel 4	11 Whitehall Riverside (Residential, Offices, Hotels and Car Park)
12 Livin' Italy	12 Ernest Young	
13 Archie's Bar & Kitchen	13 Arup	
14 The Hop	14 GHD	
15 Double Tree Hotel	15 Lloyds Banking Group	
16 Fazenda	16 Ministry of Justice	
17 Out Of The Woods	17 Investec	
18 Bomba	18 Redmayne Bentley	
19 Midnight Bell	19 NHS Digital	
20 Viaduct		

 WALKING ROUTE
 CYCLE ROUTES





TOGETHER IN LEEDS



**A Distinctive Destination for Investment,
Living, Learning, Creativity and Leisure.**



WE'RE WELL CONNECTED

Leeds is a cosmopolitan city and the headquarters of many international brands and institutions. With easy local, national and overseas connections, why not start at the centre of it all?



EDINBURGH WAVERLEY
2 hours 53 minutes

HARROGATE
36 minutes

ILKLEY
33 minutes

YORK
23 minutes



TWENTY SIX WHITEHALL

- WALK
- CYCLE
- DRIVE
- RAIL

LEEDS RAILWAY STATION
10 minutes

MANCHESTER VICTORIA
1 hour

BIRMINGHAM
1 hour

LONDON KINGS CROSS
2 hours 10 minutes

TERMS

The accommodation is available by way of Full Repairing and Insuring leases for a term of years to be agreed. Further details are available on request.

BUSINESS RATES

We advise that interested parties make their own enquiries with the local rating authority.

VAT

Reference to price premium or rent is deemed exclusive of VAT, unless otherwise stated.

SERVICE CHARGE

The tenant will be responsible to pay a service charge for the repair, maintenance, management and upkeep of the common areas of the building.

LEGAL COSTS

Each party is to bear their own legal costs. Further information upon request.

EPC

The premises have been assessed to have an EPC rating of C (71) with pathway to EPC B.

BE BETTER
PLACED

VIEWING / FURTHER INFORMATION

Strictly by appointment with the agents

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