



ST ALBIONS

**START A NEW
CHAPTER**



BE ENLIGHTENED

St. Albions is a unique building reimaged. Dating back to 1868, this beautiful Grade II Listed, former church institute now offers 4,213-8,464 sq ft of contemporary office space right in the heart of Leeds city centre.

ST ALBIONS





**ESTABLISHED
1868**



**RE-ESTABLISHED
2023**



ST ALBIONS



TAKE A PEW

Step behind the stunning gothic façade, where this historic building has been transformed into a contemporary and boutique office space, whilst retaining its unique and historical character.

Through a comprehensive refurbishment, St. Albions now offers four floors of exceptional and adaptable open-plan office space for modern-day business.

4



GOTHIC
ARCHES,
PATTERNED
BRICKWORK,
FLOODED
WITH NATURAL
LIGHT.



The exterior of St. Albions has serious kerb appeal and is one of the most recognisable buildings in Leeds.

The exterior, reception and vacant floors have all been lovingly refurbished to create an unrivalled, contemporary working environment. Large feature windows illuminate the workspaces and meeting rooms with plenty of natural light, while the patterned brickwork brings real character to the newly refurbished office suites.

FIND SANCTUARY

Only a short walk to the train station and with an abundance of leisure, retail and staff amenities on the doorstep, St. Albions provides the perfect environment for hard-working staff.

Through a comprehensive, design-led refurbishment, the building offers state-of-the-art offices and inspiring communal areas. The result is four floors of Grade A workspace that will provide a unique home for your staff and business.

FOR YOUR BUSINESS



BELIEVE IN CITY CENTRE WORKING

St. Albions offers a location like no other. Being right at the heart of Leeds' lively retail quarter, it's surrounded by independents, high street names and luxury brands, providing an abundance of staff amenity.

Everything's on the doorstep and there's always something happening. If you're looking for a place that's firmly in touch with the latest trends and events happening in Leeds, then look no further.



TRINITY KITCHEN

Experience a variety of flavours and cuisines under one roof at Trinity Leeds, with street food van pop-ups rotating every six weeks.

THE LIGHT

Offering a gym, cinema, food, golf, bowling, ping pong. Visit and you'll see The Light is a buzzing space with something for everyone.

JOHN LEWIS

The high-end department store with four floors of the most desirable luxury goods is the largest John Lewis store outside London.

HEADROW HOUSE

A multi-use venue set across four floors. It's home to the award-winning restaurant Ox Club and two extremely popular roof terraces.

CENTRAL ARCADE

Leeds' most photogenic shopping arcade is lined with trendy boutiques and always gives out an energetic vibe.



DISCOVER CHAPTER & VERSE

Every aspect has been given great thought, with immaculate finishes and inspiring design applied throughout. The overall experience at St. Albions is testament to this meticulous attention to detail that brings the best of old, sensitively blended with modern, boutique finishes, right in the heart of this vibrant city.

ST ALBIONS





EXPERIENCE DIVINE SPECIFICATIONS

St Albions has been fitted out with all of the latest on-site amenities required to make it a highly efficient office space here in central Leeds.



EPC A Rating



Repurposed Building



Plug & Play Option



Green Credentials



Exposed Services



High Speed Fibre



Air Conditioning



Concealed Perimeter Power & Data



New LED Lighting



High Quality Showers & Changing Rooms



Cycle Storage



Secure Access



Multi Purpose Events Space



Secure Car Parking



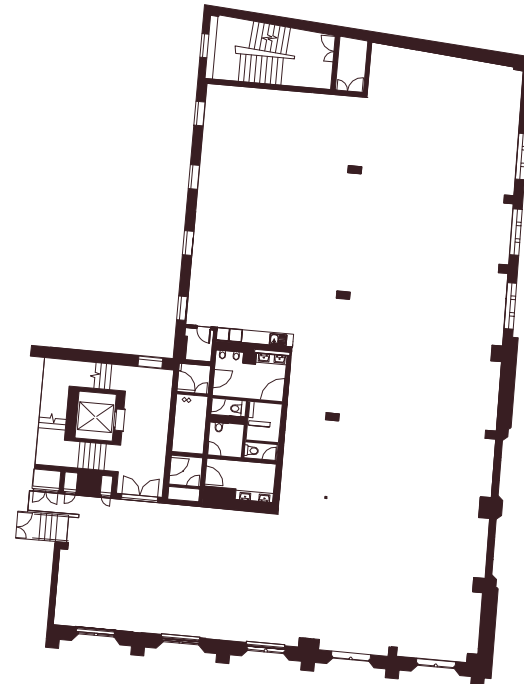
Meeting Rooms



AVAILABILITY



SECOND FLOOR
PLUG & PLAY FLOORPLAN
4,213 SQ FT AVAILABLE



THIRD FLOOR
4,251 SQ FT AVAILABLE



2ND FLOOR PLUG & PLAY SUITE





THIRD FLOOR SUITE



ST ALBIONS



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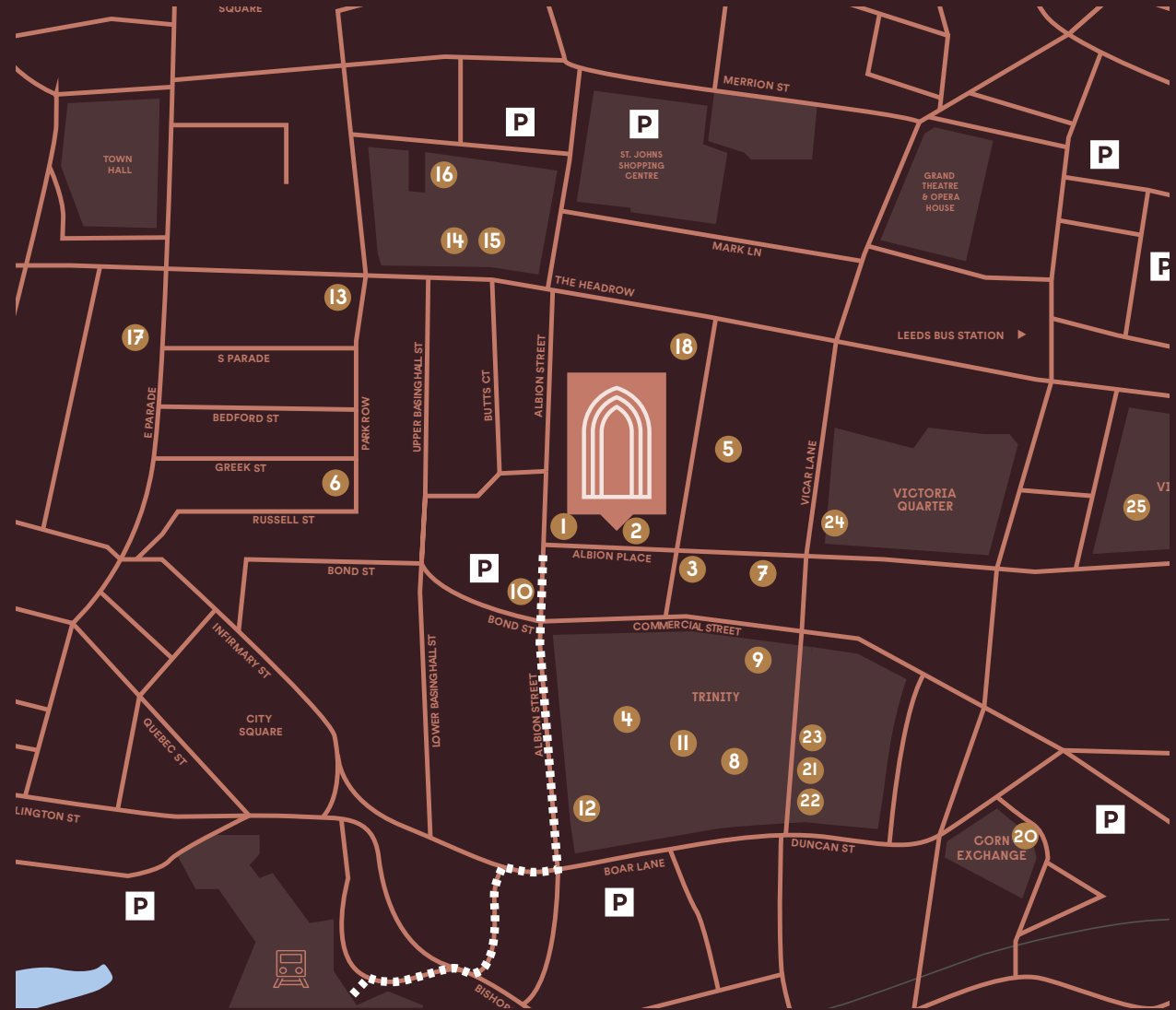


A BLESSED LOCATION



Trinity Leeds	1 Min
Harvey Nichols	2 Min
Park Row	3 Min
Victoria Quarter	3 Min
Victoria Gate	4 Min
John Lewis	5 Min
City Square	5 Min
<u>Leeds Train Station</u>	<u>6 Min</u>
The Light	6 Min
Leeds Bus Station	6 Min
Town Hall	7 Min

Manchester	54 Min
Newcastle	84 Min
Nottingham	108 Min
Birmingham	114 Min
London	119 Min
Edinburgh	180 Min



EAT

1. Bills
2. Pizza Express
3. Pret
4. Trinity Kitchen
5. Olive & Rye

DRINK

6. Lost & Found
7. Basco's
8. Angelica
9. Whitelock's
10. Cosy Club

PLAY

11. Everyman Cinema
12. Roxy Ball Room
13. Flight Club
14. The Light
15. Junk Yard Golf

HEALTH

16. Nuffield Health
17. Ryde
18. The Gym
19. Trib3
20. PureGym

SHOP

21. Zara
22. Harvey Nichols
23. Foot Locker
24. Victoria Quarter
25. Victoria Gate

----- Walking route to Train Station



DON'T MISS THIS WINDOW OF OPPORTUNITY

TERMS

Terms & Quoting Rent

The accommodation is available to let on a floor-by-floor basis by way of new effective FRI leases for a term to be agreed. Full details of the quoting rent and terms are available from the joint letting agents.

Business Rates

Occupiers will be responsible for the payment of business rates. We advise all interested parties to make their own enquiries of the Local Rating Authority.

EPC

The building has achieved an EPC rating of A. A copy of the full certificate is available upon request.

Legal Costs

Each party will be responsible for their own legal costs incurred in the preparation and completion of the legal documentation.

Viewings & Further information

For further information on St Albions, please get in touch with the joint letting agents.



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ST ALBIONS

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