

**Raines House, Denby Dale Road, Wakefield , West Yorkshire , WFI 1HR****UNDER OFFER**

FOUR STOREY OFFICE INVESTMENT FREEHOLD FOR SALE

Potential for further development/residential conversion

Parking for 78 cars

Majority of space already let with scope for ancillary uses eg: retail or lesiure

Initial gross yield 7.5% but potential to increase to 15% allowing for take up of vacant space

Located on the fringe of the city centre with Westgate railway station and Wakefield town centre being a five minute walk away



23,172 SqFt (2,152.68 SqM)

**Freehold** £1,500,000**Rateable Value 2017:****Crowther House, Thornhill Street , Wakefield, WFI 1PL****AVAILABLE**

OFFICE INVESTMENT FOR SALE

Fully let offices

Modern open plan office accommodation over three floors

DDA compliant with passenger lifts

Currently has a rental income of £178,750 per annum

Parking space for 14 cars



16,358 SqFt (1,519.66 SqM)

**Freehold** £1,800,000**Rateable Value 2017:** £199,000**Thornes Lane, Wakefield, West Yorkshire, WFI 5RW****AVAILABLE**

RARE OPPORTUNITY TO LET

Tradecounter/offices and warehouse

Available after refurbishment June 2018

On site car parking

Pleas contact our office for further information

Close to Hepworth Gallery



7,000 - 23,544 SqFt (650.30 - 2,187.24 SqM)

**Leasehold** - On Application**Rateable Value 2017:** £86,000**1 Navigation Walk, Waterfront, Wakefield, West Yorkshire, WFI 5RH****AVAILABLE**

STUNNING NEW BUILD OFFICES TO LET

High specification with external brise soleil to south elevations

Comfort cooled 3 pipe VRF heat recovery system

Fully DDA compliant with x2 13 person passenger lift

Provision for 16 secure car parking spaces

Fully decorated and ready for immediate occupation



6,130 - 18,390 SqFt (569.48 - 1,708.43 SqM)

**Leasehold** - On Application**Rateable Value 2017:** £210,000

**2-4 Westgate, Wakefield, West Yorkshire, WF1 1JY****UNDER OFFER**

FORMER BAR PREMISES TO LET

Includes basement

Very prominent trading position opposite Sports Direct

Accommodation is planned over 3 floors

Close to city centre nightlife environment

Offered on flexible terms

**Leasehold** £35,000 - Per Annum

6,116 SqFt (568.18 SqM)

**Rateable Value 2017:** £56,000**Unit 2 Navigation Walk, Waterfront, Wakefield, WF1 5DR****AVAILABLE**

SUPERIOR SECOND FLOOR OFFICES TO LET

Currently fitted out as a 150 person call centre

15 on site car parking spaces

Would suit other office uses

Passenger lift

Convenient for city free bus, Kirkgate railway station and city centre is a few minutes walk away

**Leasehold** - On Application

5,633 SqFt (523.31 SqM)

**Rateable Value 2017:****Ground & First Floor, Unit 21 Greens Industrial Estate, Calder Vale Road, Wakefield. WF1 5PE****AVAILABLE**

SUBSTANTIAL OFFICES TO LET

Newly refurbished and ready for immediate occupation

WITH CAR PARKING

Would divide from 5,000 sq. ft.

Ample car parking facilities on site

Convenient for Wakefield city centre

Easy walking distance to Kirkgate railway station

**Leasehold** £10 - Per Sq ft

5,000 - 19,732 SqFt (464.50 - 1,833.10 SqM)

**Rateable Value 2017:** £76,500**Ground Floor, 23 Thornhill Street & Wilson House, Charlotte Street, Wakefield. West Yorkshire. WF1 1UH****AVAILABLE**

FLEXIBLE BUSINESS SPACE TO LET

May suit a variety of uses subject to planning

Within walking distance of city centre and The Ridings Shopping Centre

Kitchenette and Wc

Please contact our office for further information

**Leasehold** - On Application

3,960 SqFt (367.88 SqM)

**Rateable Value 2017:**

**Suites 8-10 and 11 Third Floor, Bullring House, Northgate, Wakefield, West****AVAILABLE****Yorkshire. WF1 3BJ**PRESTIGIOUS HIGH QUALITY OFFICE  
ACCOMMODATION

Passenger lift

Open plan office

Ample car parking

Male and female toilets

Available immediately

**Leasehold** £13 - Per Sq ft

3,639 SqFt (338.06 SqM)

**Rateable Value 2017:** £23,250**Clarke Hall Farm, Former Exhibition Centre , Aberford Road, Wakefield, WF1****UNDER OFFER****4AL**

FORMER EXHIBITION CENTRE TO LET

Kitchen, Showroom, offices and Wc facilities  
(DDA compliant)

Classified as D1 leisure

Excellent opportunity for a variety of users

Substantial parcel of land to the front

Please contact our office for further  
information**Leasehold** £39,000 - Per Annum

3,498 SqFt (324.96 SqM)

**Rateable Value 2017:** £6,400**Trident House, 106 Barnsley Road, Wakefield, WF1 5NX****UNDER OFFER**VERY PROMINENT FREEHOLD PROPERTY FOR  
SALE

Currently utilised as offices

including basement

With car parking

Close to city centre

Easy access to motorway network and a short  
walk from The Hepworth

3,146 SqFt (292.26 SqM)

**Freehold** £320,000**Rateable Value 2017:** £15,000**Unit 4, Dearne Valley Industrial Estate, Park Mill Way, Clayton West,****AVAILABLE****Huddersfield. Yorkshire. HD8 9XI**

SUPERB COMMERCIAL SPACE

Gas central heating, UPVC double glazing

TO LET

12 Car parking spaces

Close to M1 motorway

Please contact our office for more information

**Leasehold** £27,500 - Per Annum

3,116 SqFt (289.48 SqM)

**Freehold** £285,000**Rateable Value 2017:** £15,500

**Empire House, Part 5th Floor Block A, Wakefield Road, Dewsbury, Kirklees,****AVAILABLE****WF12 8DJ**

QUALITY OFFICE SPACE TO LET

Prominent position in the heart of Dewsbury

Flexible lease terms

Optional additional services, including office planning, decorating and cleaning

Convenient for bus and train services

Good access to both M62 and M1 motorways

**Leasehold** £9 - Per Sq ft

2,855 SqFt (265.23 SqM)

**Rateable Value 2017:****Navigation Warehouse, Waterfront Wakefield, Navigation Walk, Wakefield,****AVAILABLE****WF1 5RH**

STUNNING RENOVATED GRADE 2 OFFICES TO LET

High specification with open 3 storey atrium

Naturally ventilated with gas fired central heating system

Fully DDA compliant with 13 person passenger lift

Provision for 26 secure car parking spaces

Fully decorated and ready for immediate occupation

**Leasehold** - On Application

2,710 - 5,556 SqFt (251.76 - 516.15 SqM)

**Rateable Value 2017:****International House, Suite 1, Ground & First Floor, Trinity Business Park ,****AVAILABLE****Wakefield. West Yorkshire. WF2 8EE**

SUPERB MODERN OFFICES TO LET

Carpeted and decorate throughout

Gas central heating system

Car parking space available with each suite

Close to Wakefield city centre

Short term annual agreements available

**Leasehold** £25,650 - £25,750 Per Annum

2,562 - 5,130 SqFt (238.01 - 476.58 SqM)

**Rateable Value 2017:** £26,750**Second Floor, 1-3 Cross Street, Wakefield, West Yorkshire, WF1 3BW****AVAILABLE**

CENTRAL OFFICES TO LET

Fully refurbished modern open plan accommodation

Ready for immediate occupation

Kitchen &amp; WC facilities provided for

Car parking available

Centrally located in Wakefield City centre with good access to the M1 motorway

**Leasehold** - On Application

2,420 SqFt (224.82 SqM)

**Rateable Value 2017:** £10,750



**Sovereign House, First & Second Floor Atrium 1 & 2, Turner Way, Wakefield, WF2 8EF**
**AVAILABLE**

FIRST &amp; SECOND FLOOR OFFICES TO LET

Superb purpose built offices

Onsite conference facilities available

24 Hour on site security guard and CCTV

Ready for immediate occupation

Easy access to the M1 via junction 39 of the M1.

**Leasehold** £22,500 - £27,000 Per Annum

2,236 - 4,756 SqFt (207.72 - 441.83 SqM)

**Rateable Value 2017:**
**Empire House, Upper Ground Floor Block B, Wakefield Road, Dewsbury, Kirklees. WF12 8D1**
**AVAILABLE**

QUALITY OFFICE SPACE TO LET

Prominent position in the heart of Dewsbury

Flexible lease terms

Optional additional services, including office planning, decorating and cleaning

Convenient for bus and train services

Good access to both M62 and M1 motorways

**Leasehold** £18,500 - Per Annum

2,150 SqFt (199.74 SqM)

**Rateable Value 2017:** £13,000
**39-41 Westgate, Wakefield, WF1 1JX**
**UNDER OFFER**

SUBSTANTIAL RETAIL UNIT TO LET

City centre location

Prominent position

A1 &amp; A2 Planning consent

New lease term to be decided

Please contact our office for further information

**Leasehold** £18,000 - Per Annum

1,912 SqFt (177.62 SqM)

**Rateable Value 2017:**
**102 Doncaster Road, Wakefield, WF1 5JF**
**SOLD SUBJECT TO CONTRACT**

SUPERB MAIN ROAD SITE TO LET/MAY SELL

Former car showroom

Would suit various users subject to planning

Excellent on site car parking

Development potential

Close to Wakefield Trinity Rugby League Ground



1,895 SqFt (176.05 SqM)

**Freehold** £190,000**Rateable Value 2017:** £10,500

**2 Otters Holt, Wakefield, West Yorkshire, WF4 3QE****AVAILABLE**

SUPERB OFFICE FACILITY

With car parking

TO LET

May suit other uses subject to planning

Close to junction 39 of the M1 motorway

Finished to a high standard

Excellent on site security

**Leasehold** £25,000 - Per Annum

1,727 SqFt (160.44 SqM)

**Rateable Value 2017:** £11,500**Diamond House, Diamond Business Park , Thornes Moor Road , Wakefield , West Yorkshire . WF2 8PT****AVAILABLE**

INEXPENSIVE OFFICES

Ample car parking

Short term agreements available

Open plan and private offices

industrial space also available

Convenient for junction 39 of the M1 motorway

**Leasehold** £7.50 - Per Sq ft

1,500 - 4,450 SqFt (139.35 - 413.41 SqM)

**Rateable Value 2017:****14-16 Marygate, Wakefield, WF1 1NX****AVAILABLE**

PROMINENT RETAIL UNIT TO LET

With useful upper parts

Excellent display window

Ready for immediate occupation

Close to all city centre amenities

Please contact our office for further information

**Leasehold** £17,000 - Per Annum

1,491 SqFt (138.51 SqM)

**Rateable Value 2017:** £23,750**Wakefield Road, Ossett, West Yorkshire, WF5 9JU****AVAILABLE**

SUPERB FIRST FLOOR OFFICES

With good on site car parking

TO LET

Ready for immediate occupation

Toilet facilities

Convenient for all town centre facilities

Junction 40 of the M1 is less than one mile away

**Leasehold** £15,000 - Per Annum

1,449 SqFt (134.61 SqM)

**Rateable Value 2017:** £9,070

**8 Cheapside, Wakefield, WF1 2SD****UNDER OFFER**HIGH QUALITY OFFICE ACCOMMODATION  
FOR SALE/TO LET

Office over 3 floors plus basement

City centre location

Close to public car parks

Gas central heating

Contact our office for further information

**Leasehold** £14,300 - Per Annum

1,430 SqFt (132.85 SqM)

**Rateable Value 2017:** £7,200**7/17 Exchange Street, Normanton, WF6 2AA****AVAILABLE**

SUBSTANTIAL TOWN CENTRE

Open plan

OFFICE SPACE TO LET  
Ready for immediate occupation

Electric heating and suspended ceiling

Ideal for variety of uses

Please contact our office for further information

**Leasehold** £12,000 - Per Annum

1,429 SqFt (132.75 SqM)

**Rateable Value 2017:****Suite 7 Second Floor, Bull Ring House, Northgate, Wakefield, West Yorkshire, WF1 3BJ****AVAILABLE**PRESTIGIOUS HIGH QUALITY OFFICE  
ACCOMMODATION

Passenger lift

Open plan office

Ample car parking

Male and female toilets

Available immediately

**Leasehold** £13 - Per Sq ft

1,357 SqFt (126.07 SqM)

**Rateable Value 2017:****Stonechapel House 28a, Thornhill Road, Middlestown, Wakefield, WF4 4PD****AVAILABLE**

OFFICES WITH STORES

Very well presented

TO LET/MAY SELL

Feature stonework with open timbers above

Convenient location partway between  
Wakefield and Huddersfield

Car parking space to the front

Available immediately

**Leasehold** £12,000 - Per Annum

1,279 SqFt (118.82 SqM)

**Freehold** £165,000**Rateable Value 2017:** £4,850

**First Floor, The Old Town Hall, Crown Court, Wakefield, West Yorkshire, WF1****AVAILABLE****2SU**

PERIOD OFFICES TO LET

Grade II listed building

Situated within the heart of Wakefields professional district

Good location for railway and bus station

M1 less than 3 miles away

Functional modern working environment

**Leasehold** £11,000 - Per Annum

1,267 SqFt (117.70 SqM)

**Rateable Value 2017:** £7,800**Cross Street Chambers East, 10-14 Cross Street, Wakefield, WF1 3BW****AVAILABLE**

HIGH SPECIFICATION CITY CENTRE OFFICES

Recently refurbished

Open plan, carpeted and with good natural light.

Passanger lift &amp; gas heating

Situated fronting Cross Street.

Please contact our office for further information

**Leasehold** £10 - Per Sq ft

1,245 SqFt (115.66 SqM)

**Rateable Value 2017:** £22,500**Suite 2 First Floor, Radcliffe House, Radcliffe Place, Wakefield, WF1 1HA****AVAILABLE**

CENTRAL CITY CENTRE OFFICES

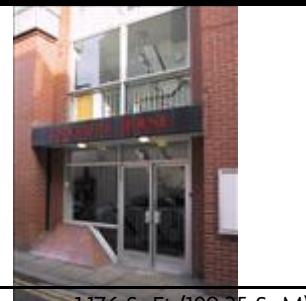
High quality office space

TO LET  
Ready July 2006

Car parking available

Within a short walk of the new bus station and Westgate railway station

Easy access to junction 41 M1 motorway and the M62 intersection

**Leasehold** £12,000 - Per Annum

1,176 SqFt (109.25 SqM)

**Rateable Value 2017:** £9,300**Ground Floor, Dearden House, Ventnor Way, Ossett, West Yorkshire, WF5****AVAILABLE****8NT**

GROUND FLOOR OFFICE SPACE TO LET

Pleasant working environment

Feature brickwork and good natural light

Convenient for Ossett town centre

4 On site car parking spaces

Good access to junction 40 of the M1 motorway

**Leasehold** £12,000 - Per Annum

1,132 SqFt (105.16 SqM)

**Rateable Value 2017:**



**Suite 2, 1-3 Bull Ring, Wakefield, WF1 1HB****AVAILABLE**

HIGH SPECIFICATION CITY CENTRE OFFICES

Passenger lift

TO LET BY ASSIGNMENT

Security alarm system

Remote door intercom

City centre location

Please contact our office for further information

**Leasehold** £11,250 - Per Annum

1,026 SqFt (95.32 SqM)

**Rateable Value 2017:** £7,700**Suite 1, Cross Street House, Cross Street, Wakefield, West Yorkshire, WF1 3BW****AVAILABLE**

CITY CENTRE OFFICES

Recently refurbished

Open plan accommodation with wc facilities at second floor

Visible location

Private parking spaces available via the landlord

Excellent access to the motorway network

**Leasehold** £12,500 - Per Annum

984 SqFt (91.41 SqM)

**Rateable Value 2017:** £7,100**36 Bank Street, Castleford, West Yorkshire, WF10 1JD****UNDER OFFER**

MODERN RETAIL/A2 PREMISES TO LET

With first floor offices

Suitable for a variety of uses subject to planning

Centrally located

Car parking to the rear

Please contact our office for further information

**Leasehold** £8,500 - Per Annum

965 SqFt (89.65 SqM)

**Rateable Value 2017:** £10,500**The Yard, Brook Street, Altofts, WF6 2LP****AVAILABLE**

HIGH QUALITY OFFICES

With secure yard/parking for 10+ cars

FREEHOLD FOR SALE

UPVC doors and windows

Ideal for a variety of uses

Fully enclosed

Please contact our office for further information



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947 SqFt (87.98 SqM)

**Freehold** £120,000**Rateable Value 2017:** £6,800

**Holdsworth House, Second Floor Right, Wood Street, Wakefield, West****AVAILABLE****Yorkshire. WF1 2EL**

CITY CENTRE OFFICES TO LET

Fully carpeted with suspended ceiling, inset lighting and central heating.

Shared Wc facilities

Ready for immediate occupation

Convenient for town centre amenities

Easy access to motorway network

**Leasehold** £9,000 - Per Sq ft

888 SqFt (82.50 SqM)

**Rateable Value 2017:** £5,625**Ground Floor, 3 Tammy Hall Street, Wakefield, WF1 2SX****AVAILABLE**

CITY CENTRE BUSINESS SPACE

Available with vacant possession.

TO LET

Wc and kitchen facilities are provided for

Open plan ground floor with private offices at first and second floors

Suitable for a variety of professional uses.

Within a short walking distance of Wakefield City centre and all the local amenities

**Leasehold** £100 - Per week

835 SqFt (77.57 SqM)

**Rateable Value 2017:****10 Rishworth Street, Wakefield, West Yorkshire, WF1 3BY****AVAILABLE**

VERY VISIBLE PREMISES TO LET

Suitable for a variety of uses

Useful basement storage

Ready for immediate occupation

Full gas central heating

Overlooking the newly created Rishworth Street car park

**Leasehold** £8,000 - Per Annum

835 SqFt (77.57 SqM)

**Rateable Value 2017:** £5,400**1 Woodhead Place, Wakefield, West Yorkshire, WF1 3BL****AVAILABLE**

OFFICE PLUS BASEMENT STORE TO LET

Ideal for plumber, electrician or similar use

Centrally located

Car parking available on separate agreement

Very secure steel external door

Close to all city centre amenities

**Leasehold** £5,000 - Per Annum

822 SqFt (76.36 SqM)

**Rateable Value 2017:** £3,550

**14 Rishworth Street, Wakefield, WF1 3BY****AVAILABLE**

REFURBISHED PERIOD OFFICES

Decorated to a high standard

TO LET

Relatively open plan accommodation

Situated in the heart of the professional district

Easy access to motorway network and a few minutes walk away from the bus and rail stations

**Leasehold** £9,000 - Per Annum

769 SqFt (71.44 SqM)

**Rateable Value 2017:** £6,300**4 West Parade, Wakefield, WF1 1LT****AVAILABLE**

FIRST &amp; SECOND FLOOR OFFICES WITH PARKING TO LET

3 good sized private offices

Kitchen and Wc facilities at first &amp; second floor

Further 4 offices at second floor

4 parking spaces included

**Leasehold** £5,500 - £11,000 Per Annum

729 - 1,533 SqFt (67.72 - 142.42 SqM)

**Rateable Value 2017:** £20,000**2 Woodside Court, Normanton Industrial Estate, Normanton, WF6 1SB****AVAILABLE**

FIRST FLOOR OFFICES TO LET

Superb Position, just yards off junction 31 of the M62

Fully self contained

With CAT5 Cabling/CAT2 Lighting

Good on site parking with 3 allocated spaces

Very well presented and ready for immediate occupation

**Leasehold** £7,500 - Per Annum

680 SqFt (63.17 SqM)

**Rateable Value 2017:** £10,250**Suite 4, Vincent House, 136 Westgate, Wakefield, West Yorkshire, WF2 9SR****AVAILABLE**

Well appointed self contained office suite To Let

Grade II listed building

Well appointed accommodation

Conveniently placed for city centre and Railway Station

Integral WC and wash handbasin

BT input

**Leasehold** £95 - Per week

649 SqFt (60.29 SqM)

**Rateable Value 2017:** £5,000

**20 King Street, Wakefield, WF1 2SR****AVAILABLE**

SUPERB CENTRAL OFFICE PREMISES

Presented in a good decorative order

TO LET

Convenient for both the bus and railway stations

Fully carpeted &amp; gas central heating

Security alarm system

Contact our office for further information

**Leasehold** £125 - Per week

571 SqFt (53.05 SqM)

**Rateable Value 2017:****20 Wood Street, Wakefield, West Yorkshire, WF1 2ED****AVAILABLE**

FREEHOLD SHOP/OFFICES FOR SALE

3 Story accommodation

With first and second floor offices

Very prominent trading position

Would ideally suit any user requiring offices with a ground floor retail presence

Please contact our office for further information

**Leasehold** - On Application

558 SqFt (51.84 SqM)

**Freehold** £110,000**Rateable Value 2017:** £4,850**Dickinson House, Bank Street, Ossett, WF5 8NW****AVAILABLE**

FIRST FLOOR OFFICES TO LET

Kitchen facilities

Ample pay and display car parking

City centre location

Within walking distance of bus station

Please contact our office for further information

**Leasehold** £5,500 - Per Annum

445 SqFt (41.34 SqM)

**Rateable Value 2017:** £5,400**Suite 6 Westleigh House Hub, Wakefield Road, Denby Dale, Huddersfield,****AVAILABLE****HD8 80J**

REFURBISHED OFFICE TO LET

125 sq ft (11 sq m) to 847 sq ft (78.68 sq m)

Superb refurbishment with excellent break out facilities

Flexible agreements

Excellent on site car parking

Please contact our office for further information

**Leasehold** £80 - Per week

426 SqFt (39.58 SqM)

**Rateable Value 2017:**



**Sovereign House, Office Annexe 2, Turner Way, Wakefield, WF2 8EF****AVAILABLE**

SERVICED OFFICE TO LET

Superb purpose built offices

24 Hour onsite security guard and CCTV

Onsite car parking available

Ready for immediate occupation

Easy access to the M1 motorway via Junction 39

**Leasehold** £675 - Per month

406 SqFt (37.72 SqM)

**Rateable Value 2017:** £3,100**201, First Floor, Horbury Road, Wakefield, WF2 8RB****AVAILABLE**

FIRST FLOOR OFFICE

Convenient for motorway network

TO LET

Would suit a variety of users

Fully refurbished space with gas central heating

Prominently located on Horbury Road

Available to view from end of October

**Leasehold** £6,000 - Per Annum

397 SqFt (36.88 SqM)

**Rateable Value 2017:** £2,850**Suite 6, Vincent House, 136 Westgate, Wakefield, West Yorkshire, WF2 9SR****AVAILABLE**

Well appointed self contained office suite To Let

Grade II listed building

Well appointed accommodation

Conveniently placed for city centre and Railway Station

Integral WC and wash handbasin

BT input

**Leasehold** £60 - Per week

395 SqFt (36.70 SqM)

**Rateable Value 2017:****Suite 1a Vincent House, Westgate, Wakefield, West Yorkshire, WF2 9SR****AVAILABLE**

Well appointed self contained offices

Conveniently placed for city centre and railway station

Wc facilities with each suite

Prominent position

**Leasehold** £55 - Per week

370 SqFt (34.37 SqM)

**Rateable Value 2017:**

**34 Bank Street, Castleford, West Yorkshire, WF10 1JD****AVAILABLE**

RETAIL PREMISES TO LET

Kitche &amp; Wc facilities to the rear

Suitable for a variety of uses subject to planning

Centrally located

Car parking to the rear

Please contact our office for further information

**Leasehold** £6,500 - Per Annum

370 SqFt (34.37 SqM)

**Rateable Value 2017:** £6,900**Unit 4 Calder House, Caldervale Road, Wakefield, West Yorkshire, WF1 5PE****AVAILABLE**

FLEXIBLE OFFICES

Realistic rental levels

Immediate occupation

Shared car park to the front

Close to the city centre

Short drive from junction 39 of the M1 motorway

**Leasehold** £100 - Per week

367 - 2,204 SqFt (34.09 - 204.75 SqM)

**Rateable Value 2017:****51 Bank Street, Ossett, West Yorkshire, WF5 8PR****AVAILABLE**

PROMINENT TOWN CENTRE OFFICES TO LET

Front display window

Electric heating

Ready for immediate occupation

Close to all amenities and excellent car parking

Convenient for motorway network

**Leasehold** £6,250 - Per Annum

339 SqFt (31.49 SqM)

**Rateable Value 2017:** £3,500**Suite 7, Vincent House, 136 Westgate, Wakefield, West Yorkshire, WF2 9SR****AVAILABLE**

Well appointed self contained office suite To Let

Grade II listed building

Well appointed accommodation

Conveniently placed for city centre and Railway Station

Integral WC and wash handbasin

BT input



311 SqFt (28.89 SqM)

**Rateable Value 2017:**

**3 Exchange Street, Normanton, WF6 2AA****AVAILABLE**

FORMER NAIL BAR/BEAUTY SALON

Electric heating

TO LET

Ready for immediate occupation

Realistic rental

Ideal for variety of uses

Please contact our office for further information

**Leasehold** £75 - Per week

270 SqFt (25.08 SqM)

**Rateable Value 2017:****Suite 5, Vincent House, 136 Westgate, Wakefield, West Yorkshire, WF2 9SR****AVAILABLE**

Well appointed self contained office suite To Let

Grade II listed building

Well appointed accommodation

Conveniently placed for city centre and Railway Station

Integral WC and wash handbasin

BT input

**Leasehold** £55 - Per week

254 SqFt (23.60 SqM)

**Rateable Value 2017:** £2,250**Suite 2 Ground Floor Westleigh House Hub, Wakefield Road, Denby Dale, Huddersfield. HD8 8OI****AVAILABLE**

REFURBISHED OFFICE TO LET

125 sq ft (11 sq m) to 847 sq ft (78.68 sq m)

Superb refurbishment with excellent break out facilities

Flexible agreements

Excellent on site car parking

Please contact our office for further information

**Leasehold** £60 - Per week

168 SqFt (15.61 SqM)

**Rateable Value 2017:****International House, Trinity Business Park, Wakefield, West Yorkshire, WF2 8EE****AVAILABLE**

SUPERB MODERN OFFICES TO LET

Carpeted and decorate throughout

Gas central heating system

Car parking space available with each suite

Close to Wakefield city centre

Short term annual agreements available

**Leasehold** £250 - £765 Per month

150 - 592 SqFt (13.94 - 55.00 SqM)

**Rateable Value 2017:** £26,750

**The Junction , Horbury Junction , Wakefield, WF4 5FH****AVAILABLE**

WORK SPACE TO LET ON FLEXIBLE TERMS

Suites from 147 sq ft - 7000 sq ft

Ample on site car parking

A new way of working for Wakefield

Roof top garden terrace

Please contact our office for further information

**Leasehold** - On Application

147 - 7,000 SqFt (13.66 - 650.30 SqM)

**Rateable Value 2017:****8 Assembly Street, Normanton, WF6 2AA****AVAILABLE**

OFFICE/STORE TO LET

Open plan

Ready for immediate occupation

Shared Wc facilities

Realistic rental

Please contact our office for further information

**Leasehold** £50 - Per week

140 SqFt (13.01 SqM)

**Rateable Value 2017:****1 Trinity Church Gate, Wakefield, West Yorkshire, WF1 1TX****AVAILABLE**

SHOP UNIT TO LET

Detached retail premises

Wc facilities are provided for

Available on a 3 year lease with a break at anytime after the first 6 months by serving 3 months written notice  
Up to 100% rates relief

Realistic rent

**Leasehold** £250 - Per month

126 SqFt (11.71 SqM)

**Rateable Value 2017:** £1,535**1 Exchange Street, Normanton, WF6 2AA****AVAILABLE**

COMPACT RETAIL SPACE

Very well presented

TO LET

Ready for immediate occupation

Realistic rental

Ideal for variety of uses

Please contact our office for further information

**Leasehold** £50 - Per week

126 SqFt (11.71 SqM)

**Rateable Value 2017:**



**Suite 11c Westleigh House Hub, Wakefield Road, Denby Dale, Huddersfield,****AVAILABLE****HD8 80J**

REFURBISHED OFFICE TO LET

125 sq ft (11 sq m) to 847 sq ft (78.68 sq m)

Superb refurbishment with excellent break out facilities

Flexible agreements

Excellent on site car parking

Please contact our office for further information

**Leasehold** £70 - Per week

125 SqFt (11.61 SqM)

**Rateable Value 2017:****Empire House, Business Centre, Wakefield Road, Dewsbury, Kirklees, WF12****AVAILABLE****8DJ**

SERVICED BUSINESS CENTRE TO LET

Prominent position in the heart of Dewsbury

Flexible lease terms with all inclusive rents

Optional additional services, including office planning, decorating and cleaning

Convenient for bus and train services

Good access to both M62 and M1 motorways

**Leasehold** £14 - Per Sq ft

51 - 367 SqFt (4.74 - 34.09 SqM)

**Rateable Value 2017:****Ossett Health Centre , New Street, Ossett, WF5 8AG****UNDER OFFER**

NHS HEALTH CENTRE FOR SALE

Superb position in the centre of Ossett

Excellent redevelopment potential

Site area 1.5 acres

Please call our office for further information



1.50 Acres (0.61 Hectares)

**Freehold** £1,500,000**Rateable Value 2017:****Woodhead House, Car Parking Spaces, 8-10 Providence Street, Wakefield, WF1****AVAILABLE****3BG**

CITY CENTRE CONTRACT CAR PARKING

Single and Tandem spaces available

Flexible licence agreements

3 locations available

Quarterly rents

Please call for availability



1 - 2 Parking Space (1 - 2)

**Rateable Value 2017:**

**Castle Lodge, 28 Castle Road, Wakefield, WF2 7LZ**

**UNDER OFFER**

POTENTIAL RESIDENTIAL DEVELOPMENT SITE  
FOR SALE

Former Nursing/Care Home



Superb residential position in Sandal

Excellent redevelopment potential

Site area 0.88 acres

8,798 sq ft / 817.33 sq m

0.80 Acres (0.32 Hectares)

**Freehold** £800,000

**Rateable Value 2017:**

**Former Palace Bingo, Station Lane, Featherstone , WF7 5BJ**

**AVAILABLE**

TOWN CENTRE DEVELOPMENT SITE

With planning permission for 4 town houses, 4 retail units and 6 apartments



FREEHOLD FOR SALE

Approx 0.27 acres

The site can be identified by our for sale board

main road location

Please contact our office for further information

0.27 Acres (0.11 Hectares)

**Freehold** £275,000

**Rateable Value 2017:**