

# THE PINNACLE

LEEDS

LS1 5AA



# WELCOME TO THE PINNACLE

**OVERLOOKING YORKSHIRE'S** leading business district, The Pinnacle is now considered a local landmark - a place many inspiring and innovative businesses are proud to call home.

The extensive refreshment of the Grade A building's exterior, reception and vacant floors ensures all occupiers and their staff can enjoy an unrivalled working environment.



CGI of new reception



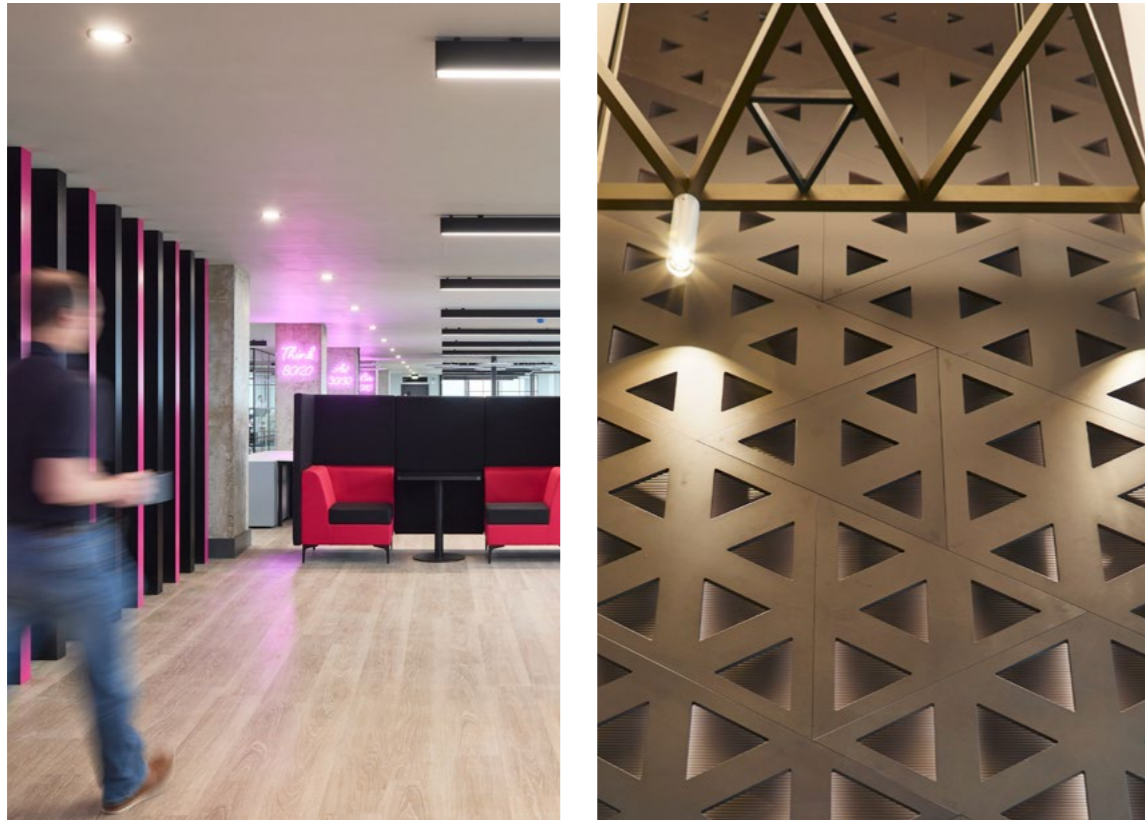




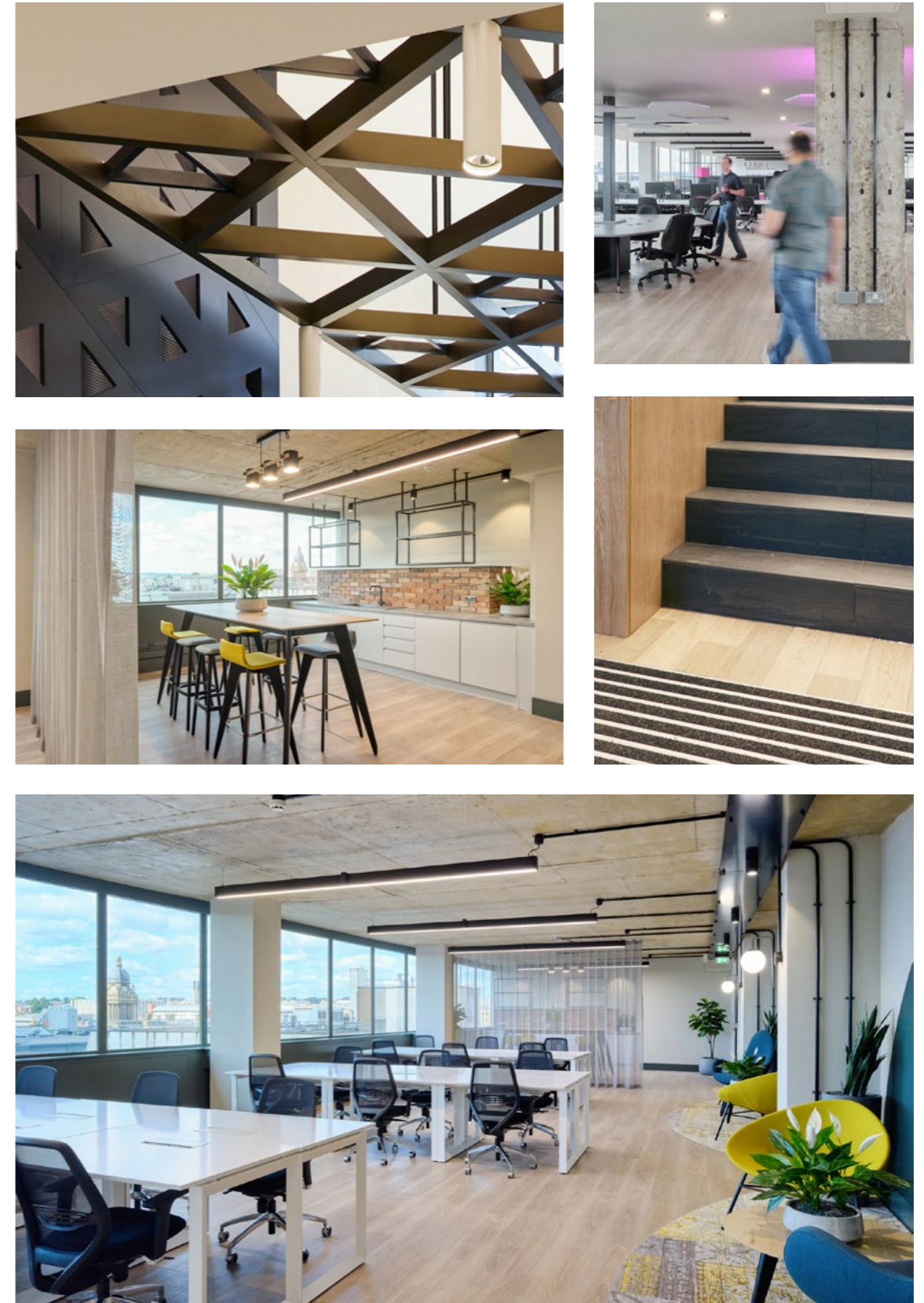
**THE BEAUTIFULLY REFURBISHED** reception sets the tone for the building, offering a light, bright and modern environment that inspires and motivates.



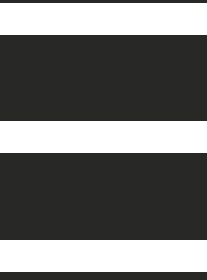




THE DIFFERENCE IS IN EVERY detail, ensuring the finish is immaculate and the design inspiring. Occupiers at The Pinnacle will never experience second best.







THE SECRET  
IS INSIDE









**TAKE IN UNRIVALLED VIEWS**  
of the city from The Pinnacle's  
newly refurbished workspace.

With fresh, contemporary  
design and high-spec new  
finishes, each office space  
provides a perfect environment  
for the modern business.

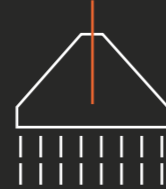




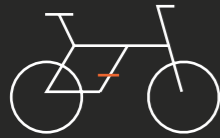
CONCEALED PERIMETER POWER AND DATA



PERIMETER HEATING AND COOLING



COMMUNAL SHOWER FACILITIES



CYCLE STORE FACILITIES



NEW LED LIGHTING



EXPOSED SERVICES



CCTV CAMERA  
24 hour CCTV and on-site security



WiFi  
High-speed fibre optic broadband



MEETING ROOM  
Regus is located on-site providing additional meeting rooms and flexible services



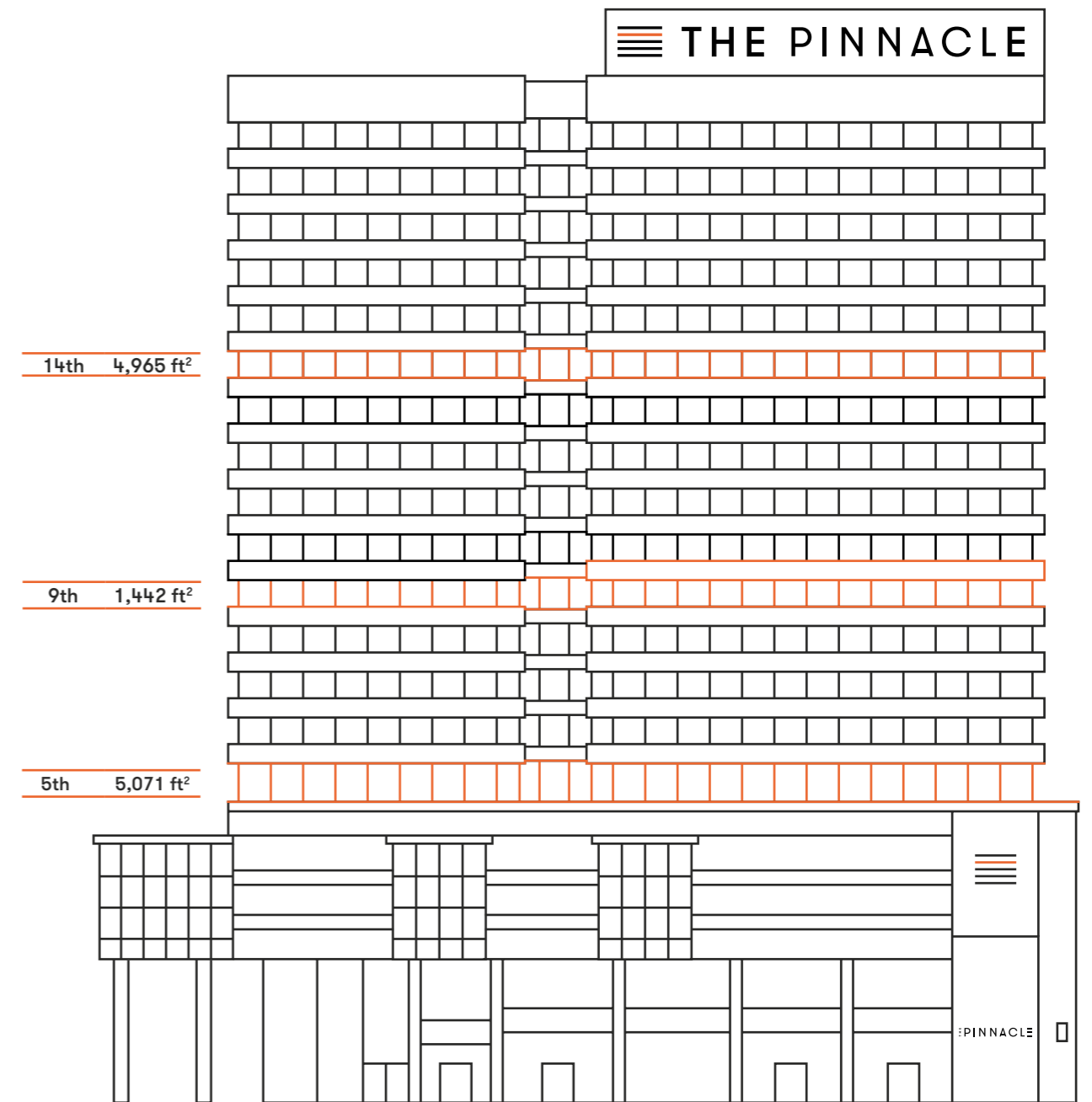
MANNED RECEPTION  
Fully refurbished reception with 24 hour access



ON-SITE PARKING  
Q-Park multi-storey car park provides 400 spaces on-site



FITTED SOLUTIONS



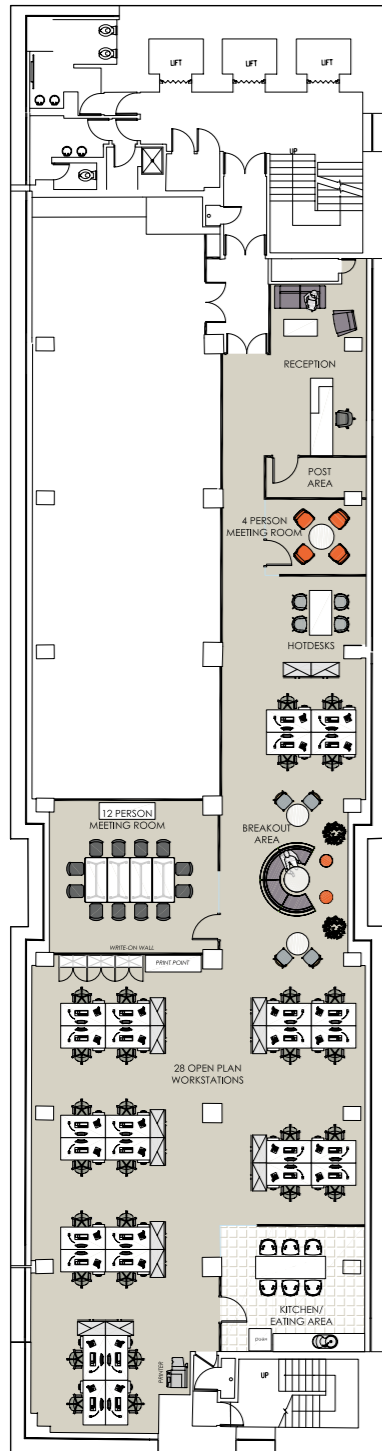
# FULLY FITTED SOLUTIONS

THE PINNACLE PROVIDES tenants with a wide range of services and flexibility making it the complete offering in central Leeds.



# ACCOMMODATION

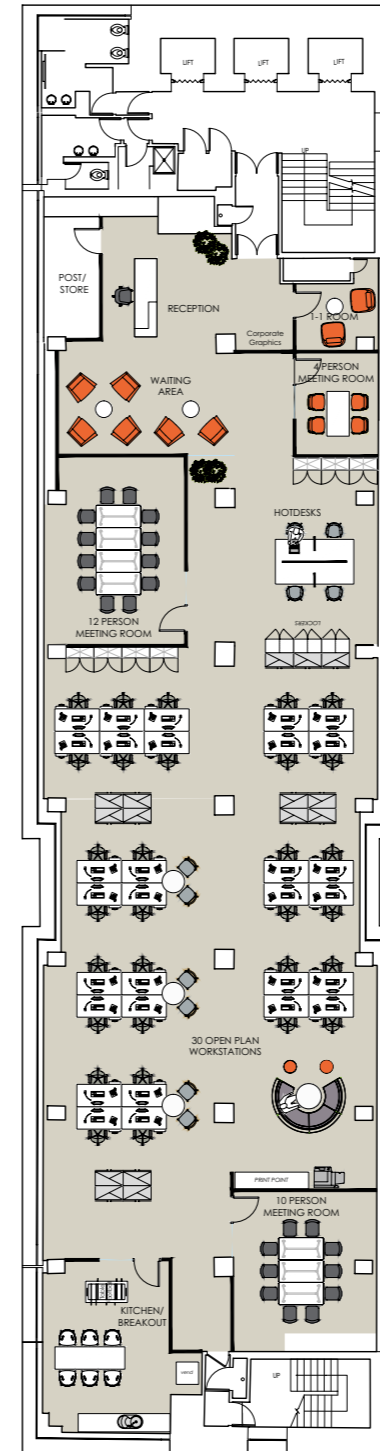
SUITE 1 - EXAMPLE LAYOUTS



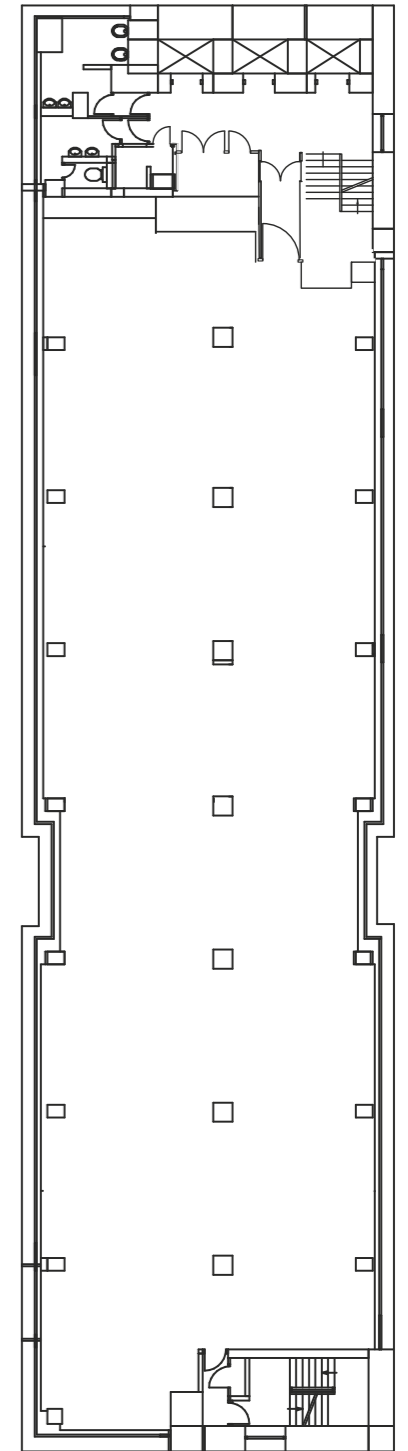
SUITE 2 - FITTED SUITES  
1,442 / 1,437 SQ FT  
AVAILABLE 9TH & 10TH FLOOR



FULL SUITE EXAMPLE LAYOUTS  
5,071 SQ FT AVAILABLE 5TH

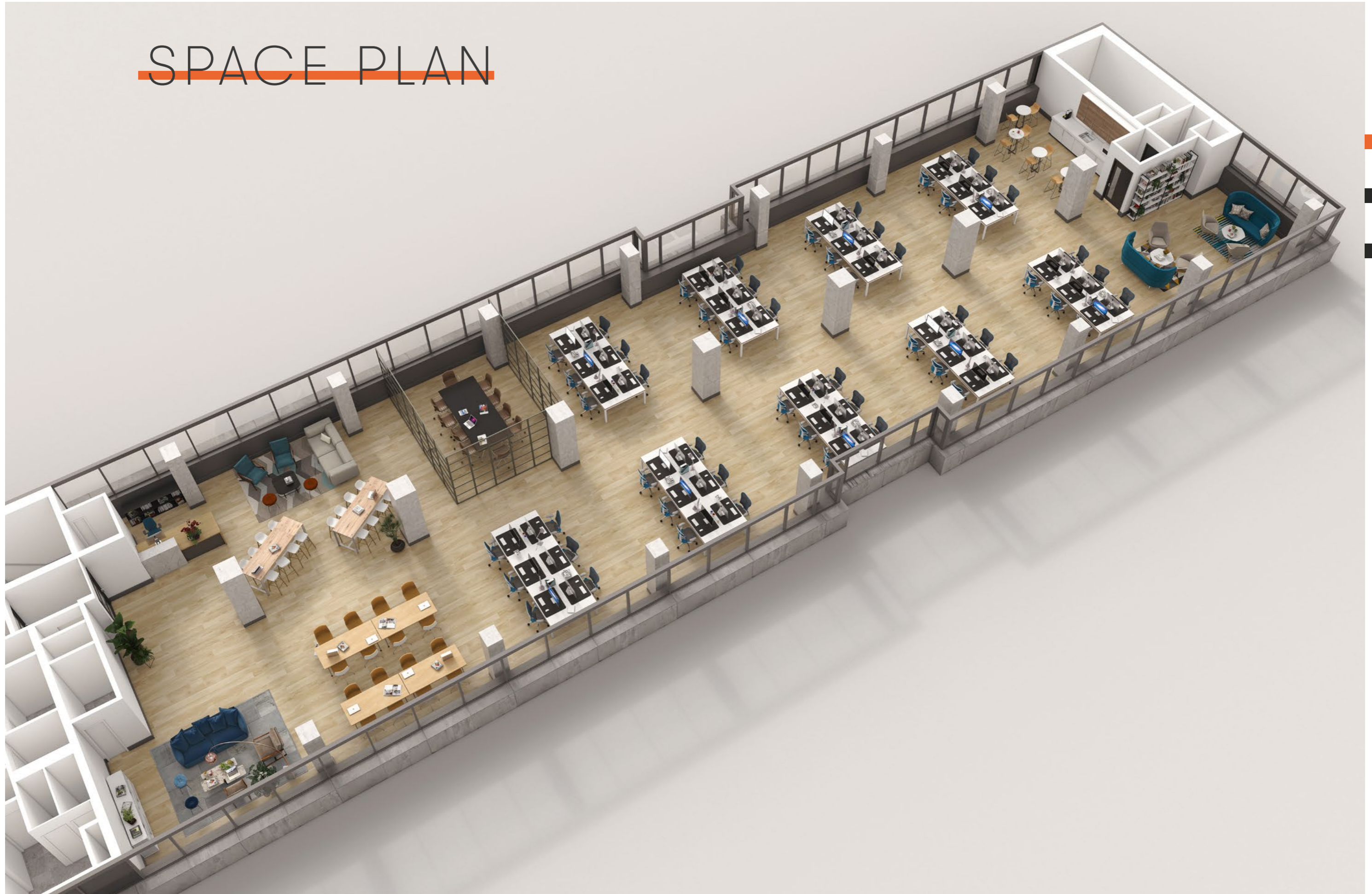


TYPICAL FLOOR PLAN  
5,071 SQ FT AVAILABLE 5TH





# SPACE PLAN







1 Discover **BILL'S** restaurant. Housed in the historic Albion Place, next door to Trinity Leeds shopping centre.  
@billsleeds



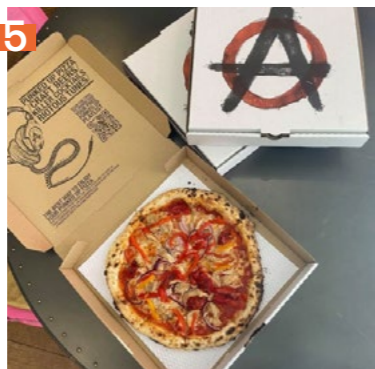
2 **SUKOTHAI** – the home of authentic Thai food in Leeds.  
@sukothai



3 **TRINITY KITCHEN** rotates five new street food vans every six weeks! Experience various flavours and cuisines under one roof at Trinity Leeds.  
@trinityleeds



4 At **GINO D'ACAMPO, MY RESTAURANT** enjoy a little slice of Florence in Leeds, whatever the weather.  
@ginodacampo



5 **PIZZA PUNKS COMING SOON**  
@pizzapunksoffical



6 **COSY CLUB** will transport you back in time to an era of elegance, quirkiness and style.  
@the\_cosyclub



7 **BANYAN BAR & RESTAURANT** does it better than all other bars and restaurants in the north of England.  
@banyanleeds



8 Since 1971, **STARBUCKS** has been committed to ethically sourcing and roasting the highest quality arabica coffee in the world.  
@starbucks

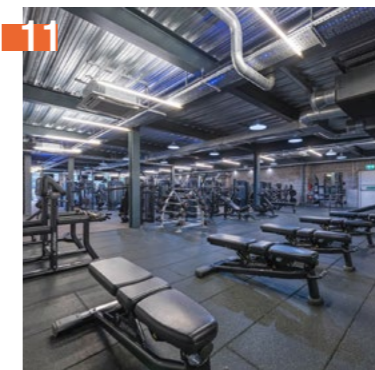


9 **BIKRAM YOGA LEEDS** is the first dedicated hot yoga studio in Leeds, and the only Bikram Yoga studio in Yorkshire.  
@bikramleeds

# THE COMPLETE OFFER



10 Whether at the gym, escaping with a film at the cinema or dining out with friends, **THE LIGHT** has something for everyone.  
@thecoreleeds



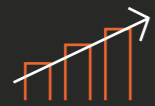
11 **THE CORE** is in the heart of Leeds City Centre, offering a huge range of options for visitors to enjoy, including The Gym Leeds.  
@bikramleeds



12 **SAINSBURY'S** is conveniently located close by for all grab-and-go grocery needs.  
@sainsburys



# THE HEART OF THE NORTHERN POWERHOUSE



FORECAST GROWTH OF

# 21%

OVER NEXT 10 YEARS IN THE ECONOMY



# £66.5

BILLION ECONOMY PA



A COMBINED POPULATION OF

# 3 MILLION



LEEDS IS THE UK'S

# FASTEST GROWING CITY



LEEDS BRADFORD AIRPORT IS THE  
UK'S FASTEST GROWING

# REGIONAL AIRPORT



A WORKFORCE OF

# 1.37 MILLION

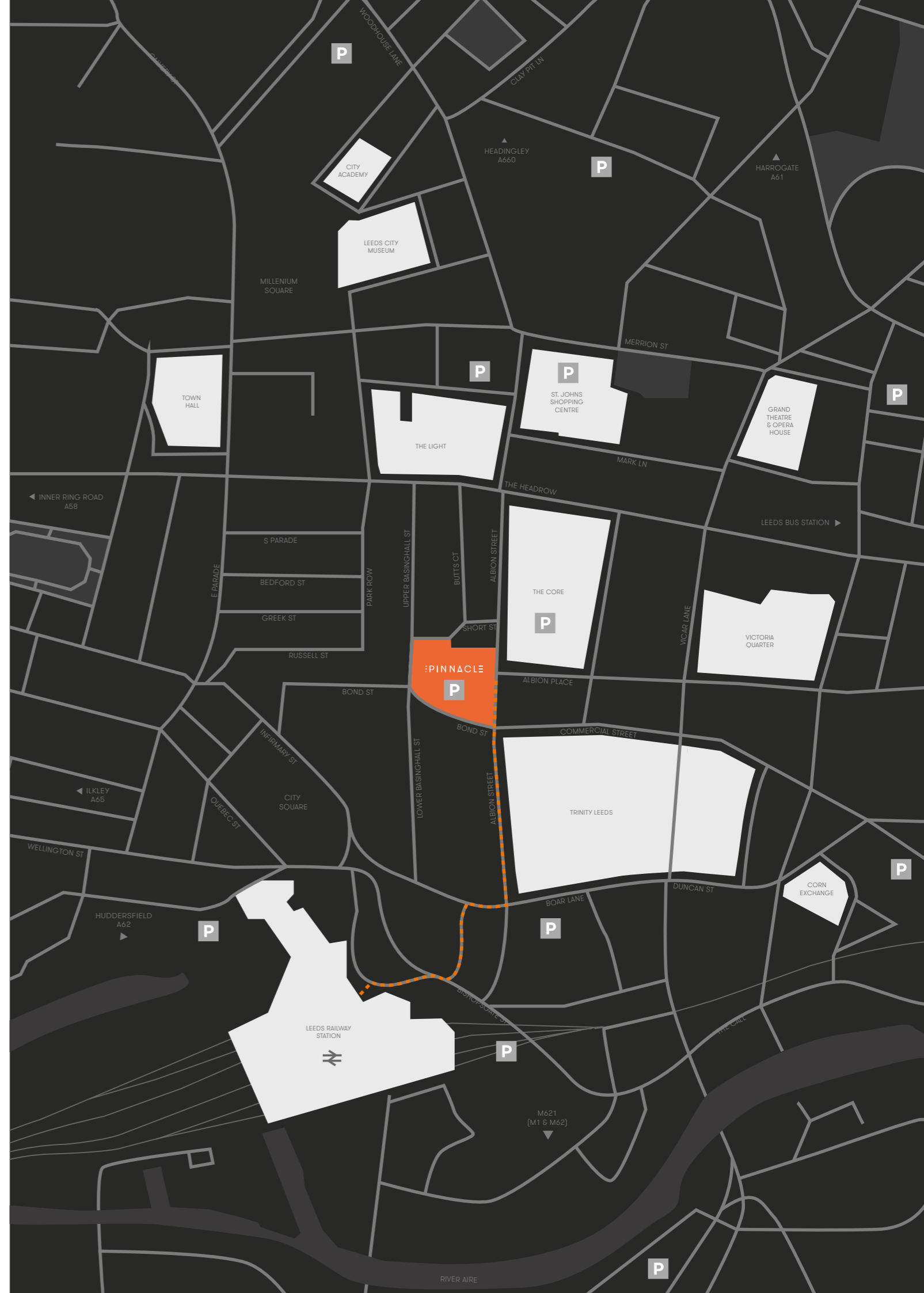




# CONNECTED



	MIN		MIN
Park Row	1	Manchester	54
City Square	1	Newcastle	84
Trinity Leeds	1	Nottingham	108
Leeds Railway	2	Birmingham	114
Victoria Quarter	2	London	119
The Light	2	Edinburgh	180
Harvey Nichols	2		
Town Hall	5		
Victoria Gate	5		
Leeds Bus Station	12		







**CBRE**

**CLAIR MCGOWAN**  
Clair.McGowan@cbre.com  
0113 394 8878

**ALEX HAILEY**  
Alex.Hailey@cbre.com  
0113 394 8814



**EAMON FOX**  
Eamon.Fox@knightfrank.com  
0113 297 2433

**VICTORIA HARRIS**  
Victoria.Harris@knightfrank.com  
0113 297 2448