

SOUTH
CENTRAL

75,338 sq ft High-Quality Office Accommodation To Let
526 car parking spaces | Excellent location and transport links | Spacious, green site

[South Central, Global Avenue, Millshaw Court, Leeds LS11 8PG](#)



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Say hello to South Central.

We're making work-life monumental with a creatively reimagined workspace.

South Central offers newly refurbished, high quality office accommodation in an excellent location. The building occupies a spacious, leafy site in close proximity to White Rose Shopping Centre and the imminent new White Rose Train Station.

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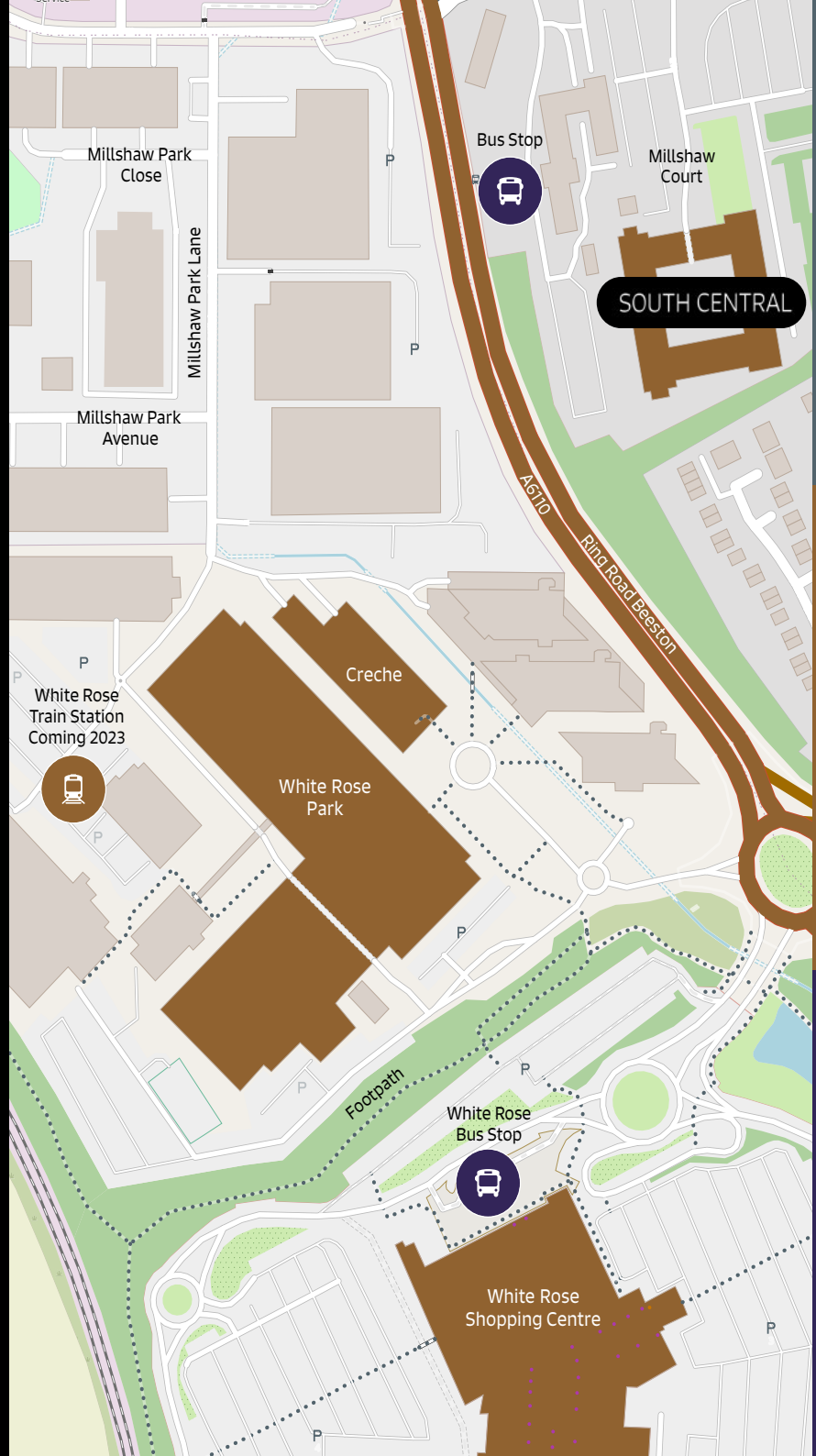
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When location is essential.

Be perfectly perched at South Central.

With an elevated position and impressive views of the surrounding area, South Central is a perfectly positioned destination.

Located 3 miles to the south of Leeds centre, it benefits from excellent transport links.



Car

Located on the A6110 just 1.5 miles from Junction 1 of the M621 and 2.6 miles from Junction 28 of the M62, South Central has excellent access to the region's Motorway network. The development also boasts unrivalled access via car, with one of the highest car parking ratios in the City (1:180 sq ft).

*Additional spaces available by way of a separate licence agreement.



Train

The new White Rose Train Station (under construction) will be within a 10 minute walk of South Central. The new station will provide direct links to Leeds City Centre (4 minutes journey time) and Manchester (60 minutes journey time).



Bus

There are regular bus services to and from the nearby White Rose Shopping Centre, the largest bus terminal outside of the City Centre, is located 0.6 miles from South Central.





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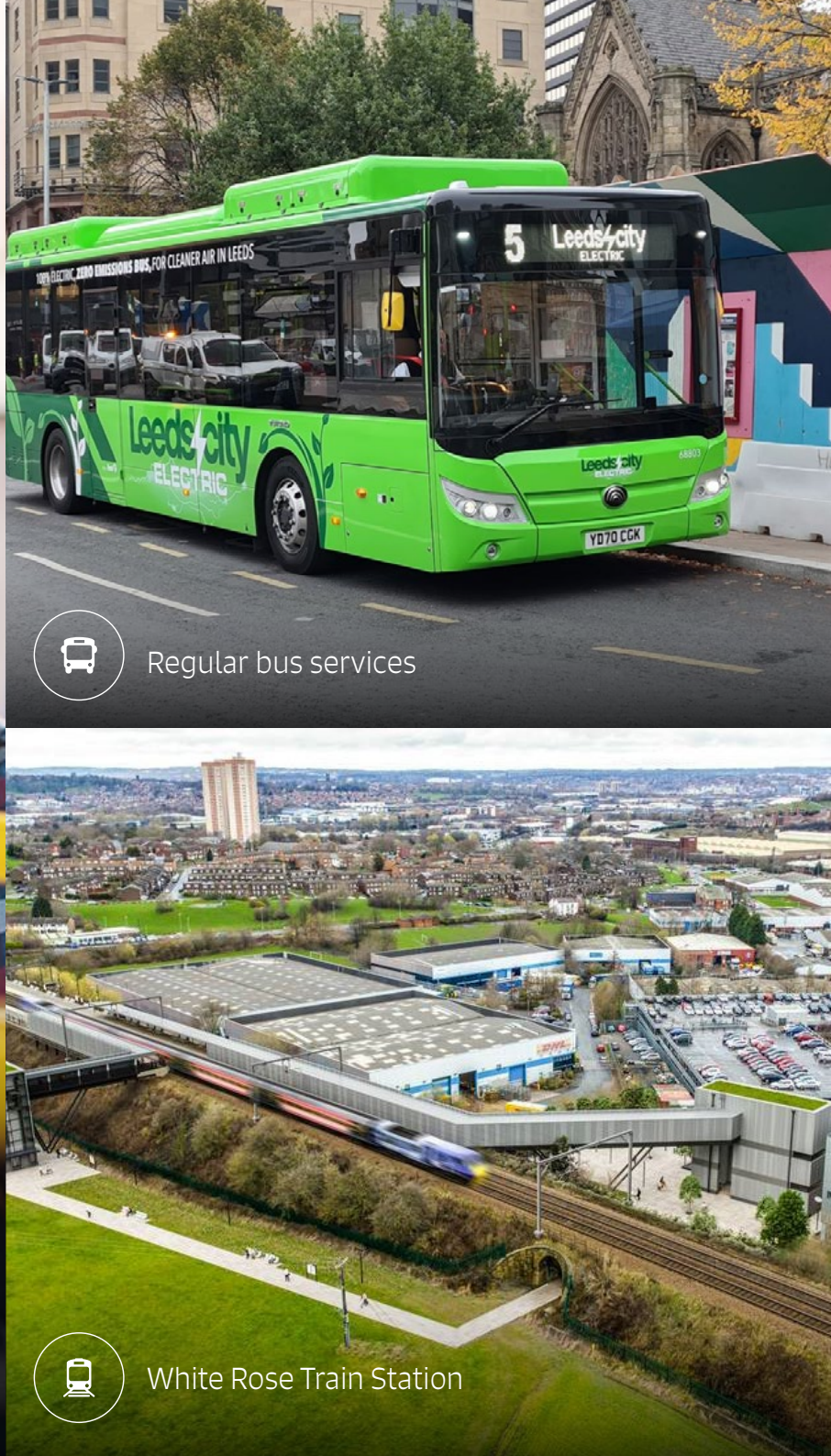
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Regular bus services



White Rose Train Station

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Where work-life balance is fundamental. Enjoy exceptional amenities at South Central.

South Central has been thoughtfully designed around themes of wellbeing, interaction and Sustainability.

The focus has been on creating modern, stylish and welcoming workspaces while minimally impacting our environment.



Outdoor communal spaces



Café



High quality changing rooms & shower facilities



Secure cycle storage



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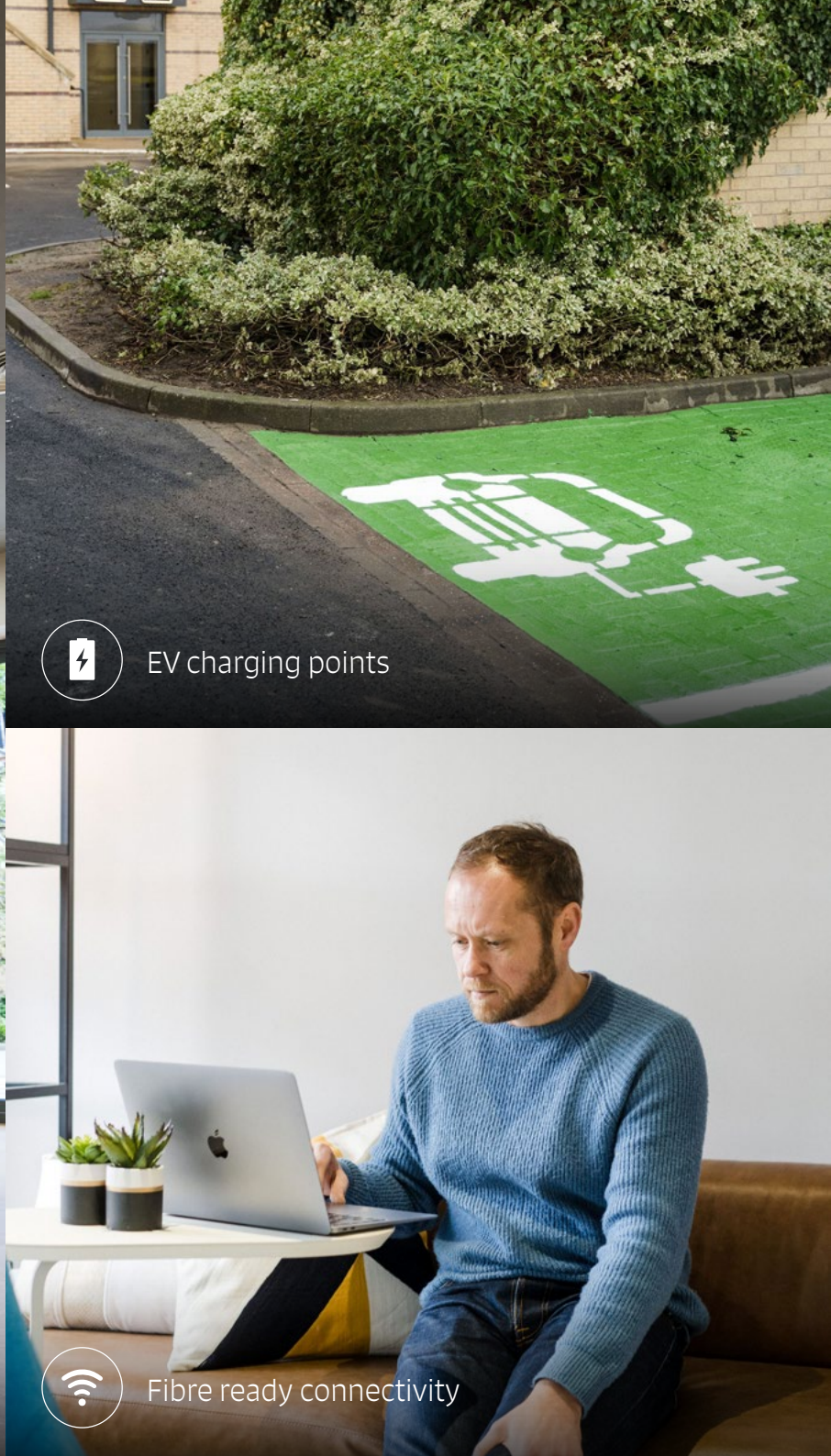
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 On-Site gym



 EV charging points

 Fibre ready connectivity



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Sustainability

- Gas free environment
- Electricity sourced from UK based wind and solar farms
- EV charging points
- EPC:A
- Cycle facilities
- Onsite greenery focused on enabling local wildlife
- Energy efficient lighting and heating / cooling system
- Eco toilets
- FSC sourced timber
- Water saving showers, taps and toilets
- Rainwater harvesting

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With specification to make others resentful
Make yourself comfortable at South Central



Recycled raised access floors



Exposed Services maximising floor to ceiling heights



Low energy consumption electric air-sourced heat pump (VRV) heating and air conditioning



Energy efficient mechanical supply and extract ventilation with heat recovery



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526 secure car parking spaces



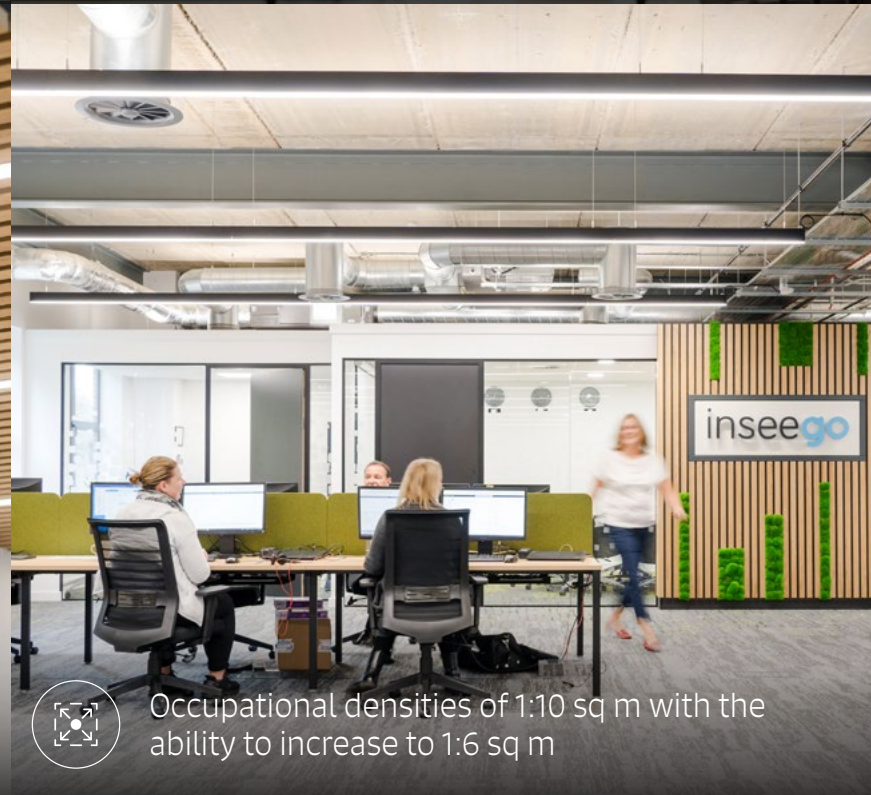
CCTV



Water saving Male, female & disabled WC's and showers



LED Lighting with daylight saving



Occupational densities of 1:10 sq m with the ability to increase to 1:6 sq m



Secure WIFI

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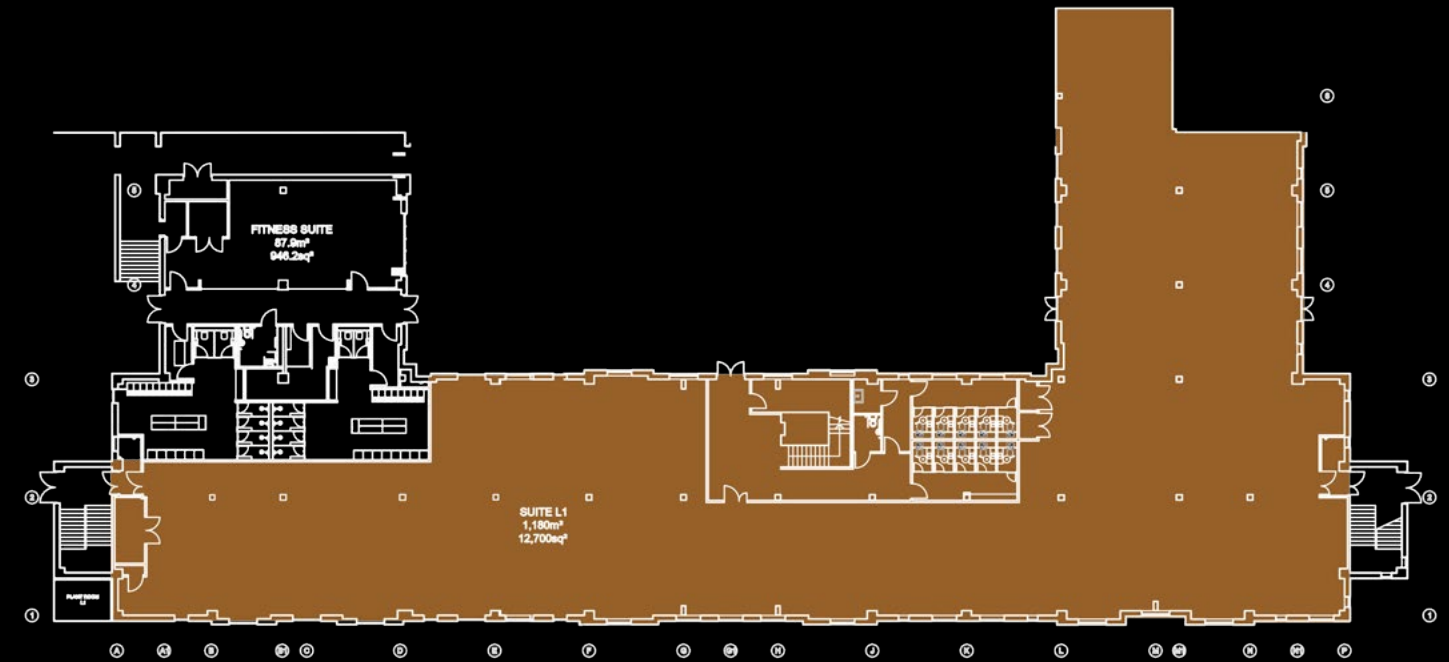
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Floorplans & Availability

Garden Level



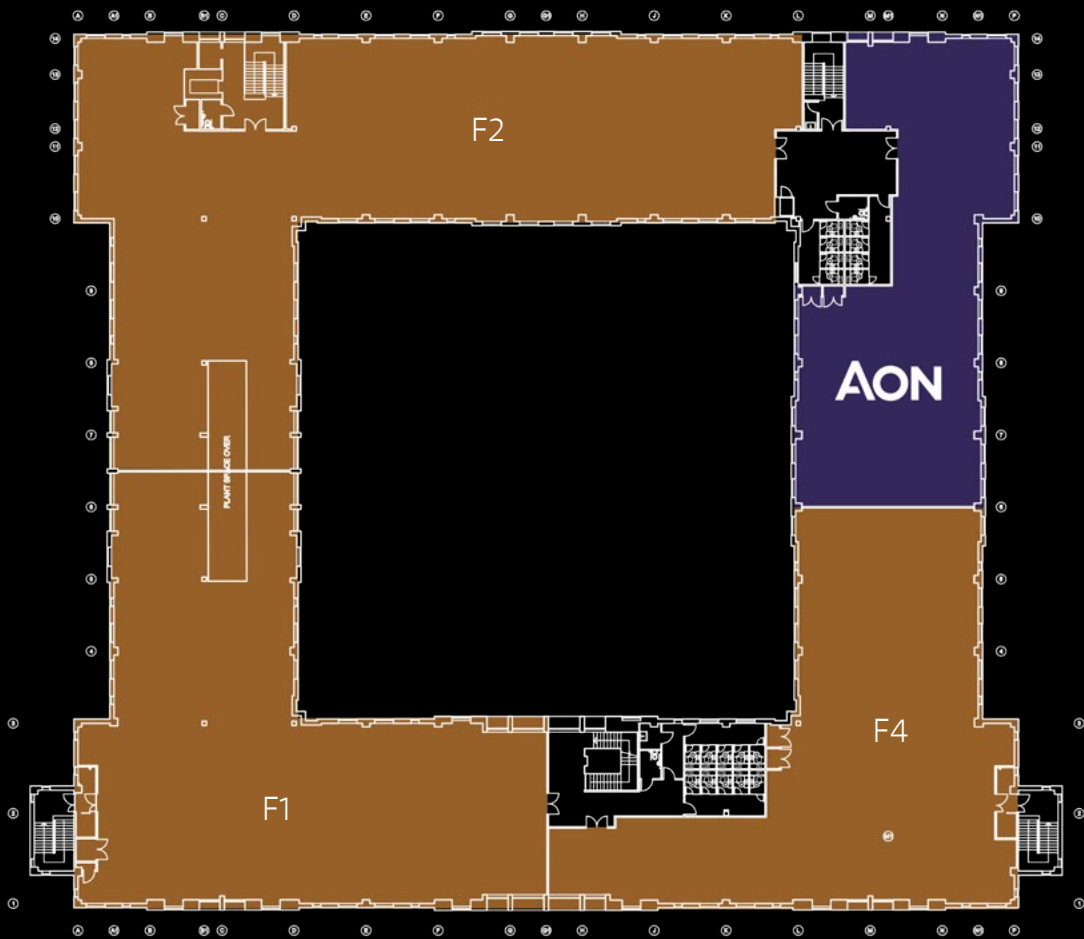
● Suite 1: 1,180 sq m / 12,700 sq ft

Ground Floor



- Suite G1: 720 sq m / 7,790 sq ft
- Suite G2: 1,022 sq m / 11,000 sq ft
- Suite G3: Let to inseego
- Suite G4: Let to Keepmoat

First Floor



- Suite F1: 874 sq m / 9,408 sq ft
- Suite F2: 1,040 sq m / 12,270 sq ft
- Suite F3: Let to AON
- Suite F4: 680 sq m / 7,319 sq ft

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Further Information

Tenure:

The accommodation is available by way of a new effective Full Repairing and Insuring Lease for a term of years to be agreed. Further information on request.

Legal Costs:

Each party is to be responsible for its own legal costs incurred in any transaction.

Contact

Viewings:

For all leasing enquiries or an appointment to view, please **contact us**

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